

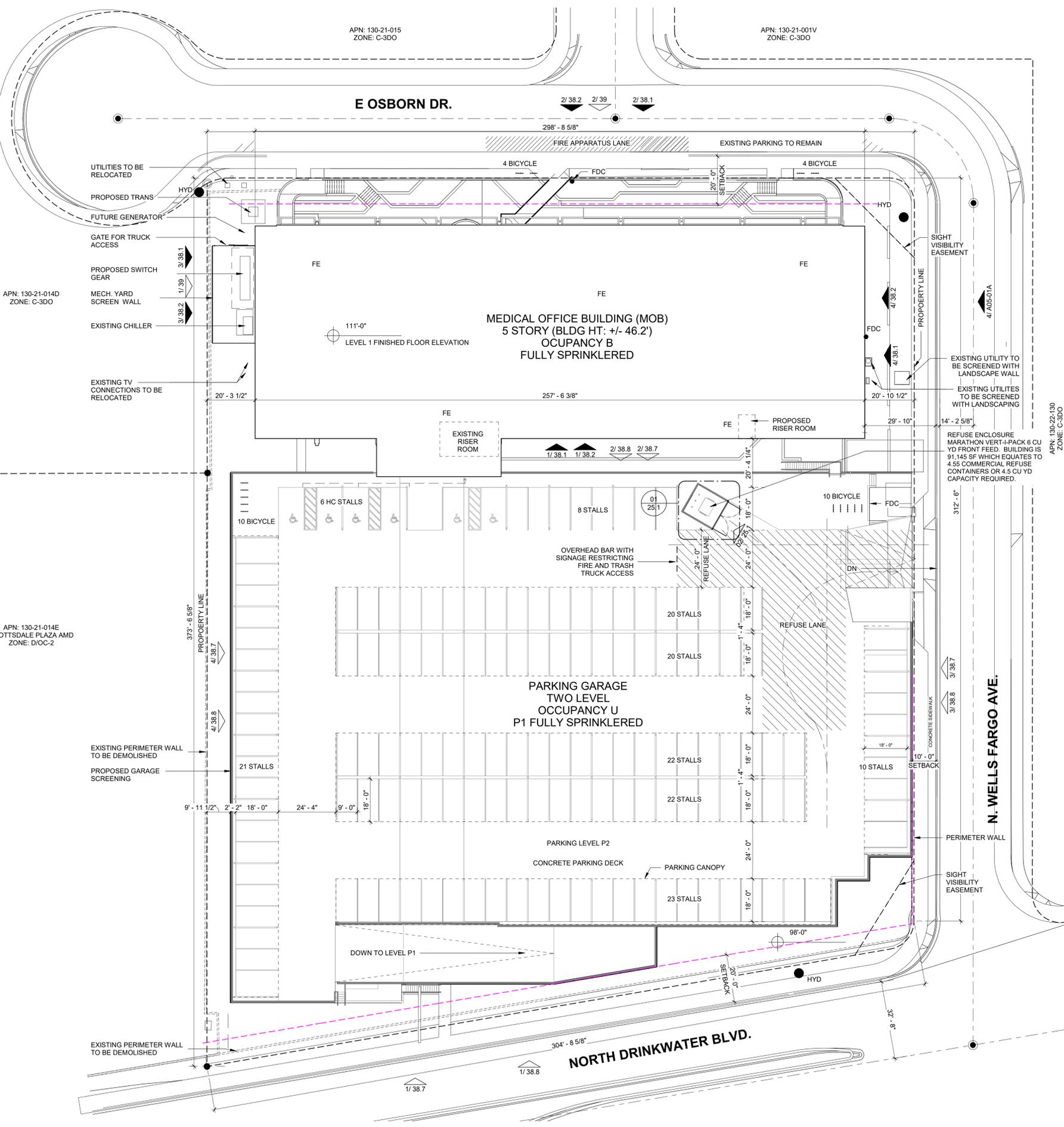


Full Size or Largest Size Plans

Site Plan

Landscape Plan

Elevations



PROJECT DATA AND CODE INFORMATION

| PROJECT DATA | | | |
|--|---|---------------------------|---|
| PROJECT NAME: | Centum Scottsdale MOB Core and Shell | | |
| PROJECT ADDRESS: | 7331 E Osborn Dr. Scottsdale, AZ 85251 | | |
| OWNER: | CENTUM | | |
| APPLICABLE CODES | | | |
| NOTE: INCLUDED IN SPECIFICATION SECTION 014100 REGULATORY REQUIREMENTS | | | |
| BUILDING CODE: | 2015 IBC WITH AMENDMENTS | | |
| ACCESSIBILITY CODE: | 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN | | |
| ELECTRICAL CODE: | 2014 NEC WITH AMENDMENTS | | |
| ENERGY CODE: | 2015 IECC WITH AMENDMENTS | | |
| FIRE CODE: | 2015 IFC WITH AMENDMENTS | | |
| MECHANICAL CODE: | 2015 IMC WITH AMENDMENTS | | |
| PLUMBING CODE: | 2015 IPC WITH AMENDMENTS | | |
| REGIONAL OR MUNICIPAL CODE: | 2015 INTERNATIONAL GREEN BUILDING CONSTRUCTION CODE | | |
| PROJECT AREAS & COUNTS | | | |
| ASSESSOR'S PARCEL NUMBER: | APN: 130-21-055 | BICYCLE PARKING: | REQD: 28 PROVIDED: 28 |
| PARCEL ZONE: | C-3 DO | (9.103) CALCULATIONS: | (BICYCLE PARKING) $280(10)/28$ |
| OLD TOWN DISTRICT CLASS: | MEDICAL DISTRICT | GARAGE GROSS AREA P1: | 57,372 FT ² |
| OLD TOWN TYPE CLASS: | TYPE 3 | GARAGE GROSS AREA P2: | 57,255 FT ² |
| LOT AREA GROSS / NET: | 103,930 FT ² / 80,129 FT ² | | |
| FLOOR AREA RATIO: | 91% | PARKING COUNTS | REQD PROV SIZE |
| TOTAL BUILDING AREA: | 95,115 SF | TOTAL SITE PARKING: | 304 317 VARIES |
| FLOOR AREA LEVEL 1: | 23,801 SF | CALCULATIONS: | |
| LEVEL 2: | 22,902 SF | GARAGE STANDARD STALLS: | 296 309 9'x18' |
| LEVEL 3: | 22,414 SF | CALCULATIONS: | |
| LEVEL 4: | 22,028 SF | GARAGE ACCESSIBLE STALLS: | 8 8 11'x18' |
| LEVEL 5: | 3,970 SF | CALCULATIONS: | |
| LIFE SAFETY INFORMATION | | REFERENCE | |
| USE OR OCCUPANCY CLASSIFICATION | | | |
| OCCUPANCY: | MOB: B-BUSINESS GARAGE: U-UTILITY & MISCELLANEOUS | | |
| TYPE OF CONSTRUCTION | | | |
| CONSTRUCTION TYPE: | MOB: II-B GARAGE: II-B | | |
| FIRE PROTECTION REQUIREMENTS | | | |
| BEARING WALLS: INT./EXT. | 0 Hr | IBC'15 TABLE 601 | |
| NONBEARING WALLS: INT./EXT. | 0 Hr | IBC'15 TABLE 601 | |
| ROOF / CEILING: | 0 Hr | IBC'15 TABLE 601 | |
| FLOOR / CEILING: | 0 Hr | IBC'15 TABLE 601 | |
| STRUCTURAL FRAME / COLUMNS: | 0 Hr | IBC'15 TABLE 601 | |
| RATED SEPARATIONS: | REFER TO LIFESAFETY PLANS | | |
| DESIGN LIMITATIONS | | | |
| | MAX. ALLOWED | MAX. PROVIDED | |
| HEIGHT: | 66' - 0" | 46' - 3" | IBC'15 TABLE 504.3 |
| AREA: | 111219 SF | 95115 SF | TABLE 5.3006B OF THE PDS |
| MEANS OF EGRESS | | | |
| | MAX. ALLOWED | MAX. PROVIDED | |
| TRAVEL DISTANCE TO EXIT: | 300' - 0" | REF. LIFE SAFETY SHEETS | IBC'15 TABLE 1017.2 & 1006.2.1 |
| TOTAL OCCUPANT LOAD: | 0 | 975 | IBC'15 TABLE 1004.1.2 |
| | MOB <math><1>275 + <2>223 + <3>220 + <4>213 + <5>9 = 940</math> | | |
| | PARKING GARAGE <math><P1>272 + <P2>270 = 542</math> | | |
| EGRESS WIDTH PER OCCUPANT | | | |
| | MIN. ALLOWED | PROVIDED | |
| 0.2' STAIRS: | 2' - 8" | 3' - 0" | IBC'15 1005.3.1 |
| | (OCCUPANT LOAD) x 2" | | |
| 0.15' DOORS: | 2' - 8" | 3' - 0" | IBC'15 1010.1.1 |
| | 32" MIN LEAF | | |
| | | | IBC'15 1010.1.1 |



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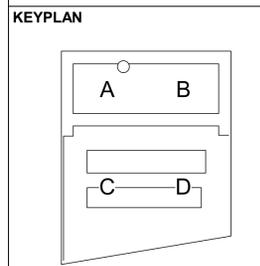
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Date of issue: 12/11/2020

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MOB Core and
Shell
 7331 E Osborn Dr.
 Scottsdale, AZ 85251

14-DR-2020
APPROVED
STIPULATION SET

2/16/21
DATE APPROVED BY



23.1 - SITE PLAN (ARCH D)

JOB 20083.0000
DATE 12/11/2020
SHEET

23.1

12/8/2020 9:34:30 AM 23.1 - SITE PLAN (ARCH D)

1 SITE PLAN - DRB
3/64" = 1'-0"





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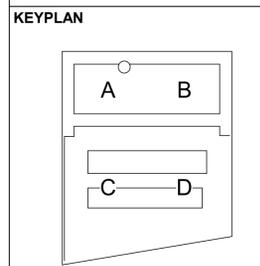
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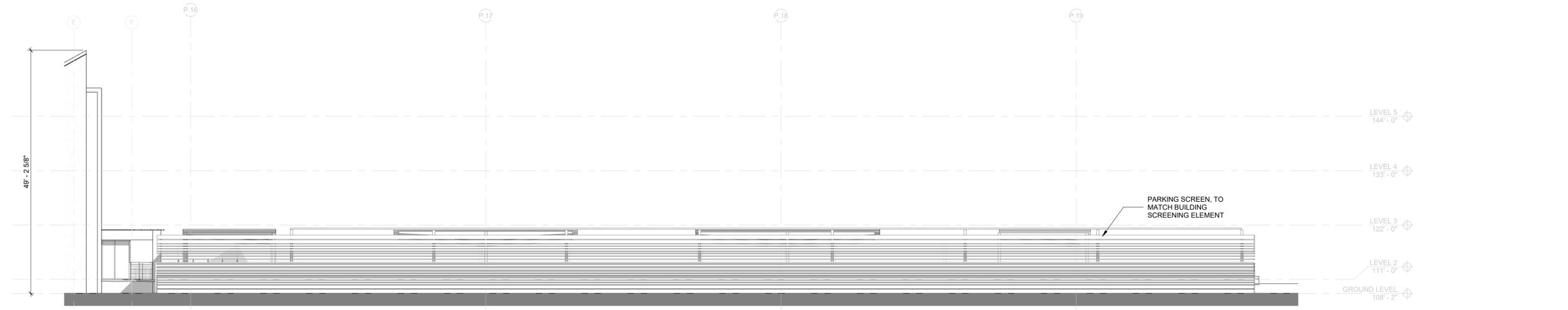


38.7 - BUILDING ELEVATIONS - GARAGE - B&W (ARCH D)

JOB 20083.0000
DATE 12/11/2020
SHEET

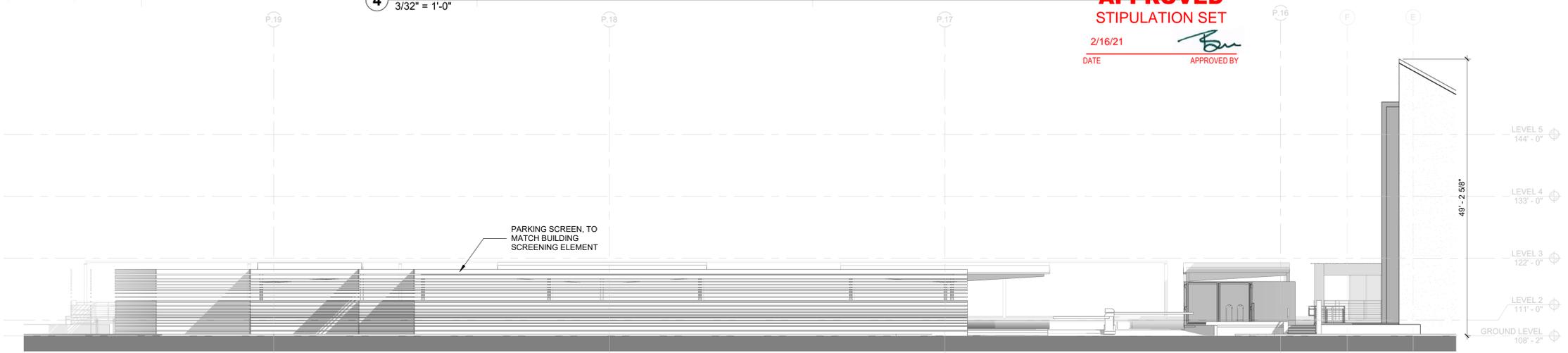
38.7

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12/17/20

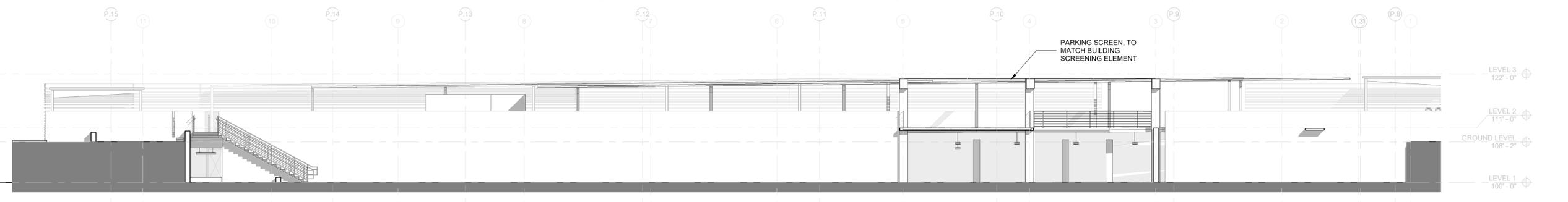


4 BUILDING ELEVATIONS - B&W - GARAGE - WEST - DRB
3/32" = 1'-0"

**14-DR-2020
APPROVED
STIPULATION SET**
2/16/21 DATE
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3 BUILDING ELEVATIONS - B&W - GARAGE - EAST - DRB
3/32" = 1'-0"



2 BUILDING ELEVATIONS - B&W - GARAGE - NORTH - DRB
3/32" = 1'-0"



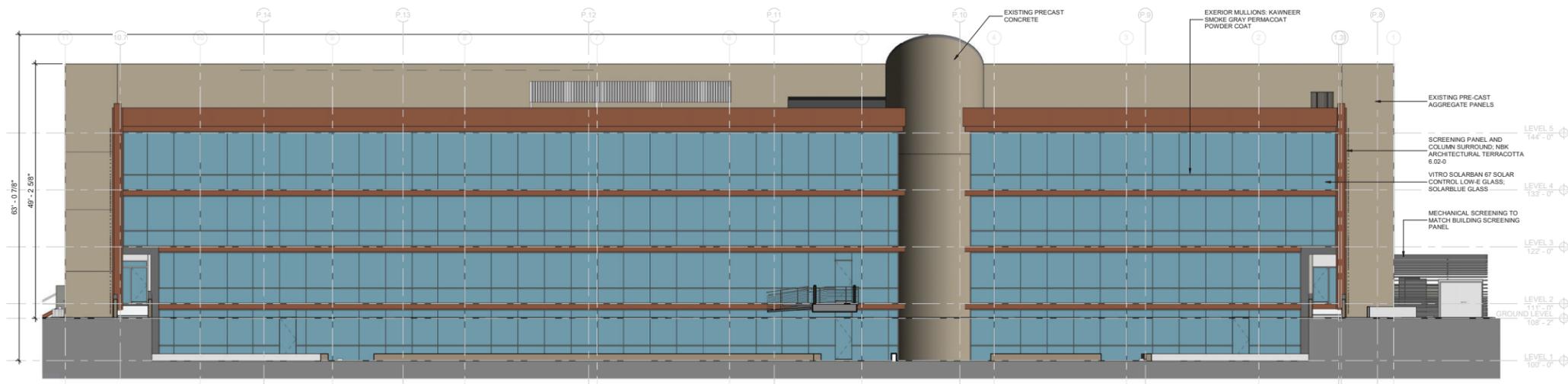
1 BUILDING ELEVATIONS - B&W - GARAGE - SOUTH - DRB
3/32" = 1'-0"

12/8/2020 9:42:10 AM 38.7 - BUILDING ELEVATIONS - GARAGE - B&W (ARCH D) 38.7



4 EXTERIOR MOB ELEVATION - EAST - DRB (38.2)
3/32" = 1'-0"

3 EXTERIOR MOB ELEVATION - WEST - DRB (38.2)
3/32" = 1'-0"



2 EXTERIOR MOB ELEVATION - NORTH - DRB (38.2)
3/32" = 1'-0"



1 EXTERIOR MOB ELEVATION - SOUTH - DRB (38.2)
3/32" = 1'-0"



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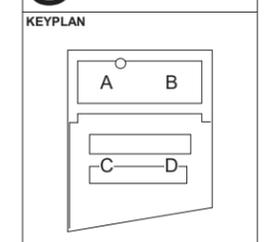
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38.2 - BUILDING ELEVATIONS - MOB - COLOR (ARCH D)

JOB 20083.0000
DATE 12/11/2020
SHEET

38.2

1/20/2021 5:39:58 PM 38.2 38.2 - BUILDING ELEVATIONS - MOB - COLOR (ARCH D)

1/20/2021 5:43:06 PM 40.1 40.1 - PERSPECTIVES (ARCH D)



AERIAL VIEW FROM SOUTHWEST CORNER OF SITE



PERSPECTIVE FROM NORTHEAST CORNER OF SITE



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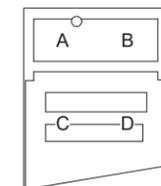
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KEYPLAN

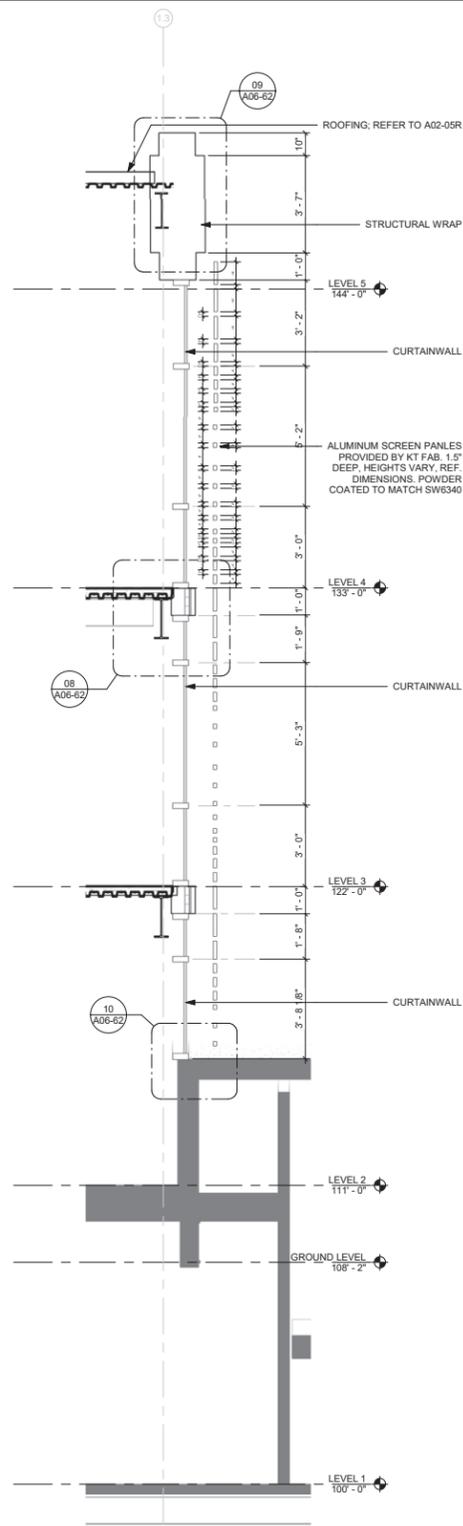


40.1 - PERSPECTIVES (ARCH D)

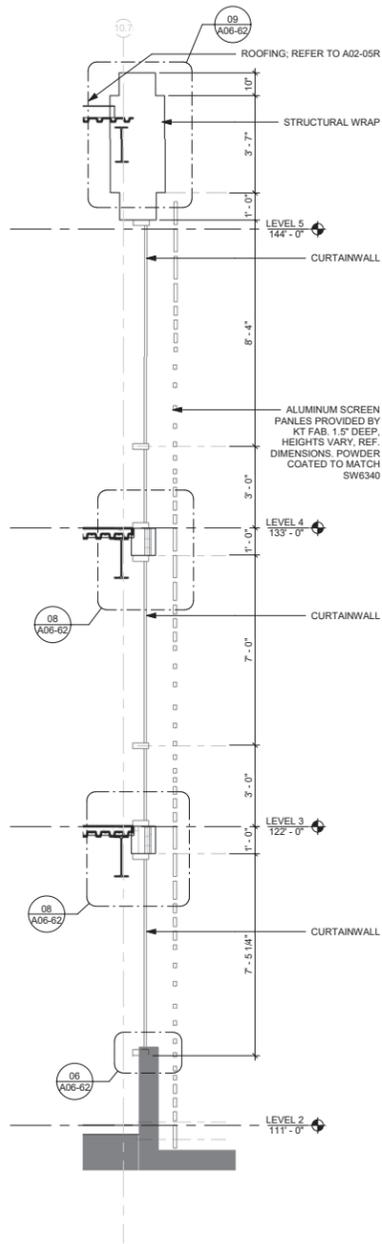
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DATE 08/28/2020
SHEET

40.1

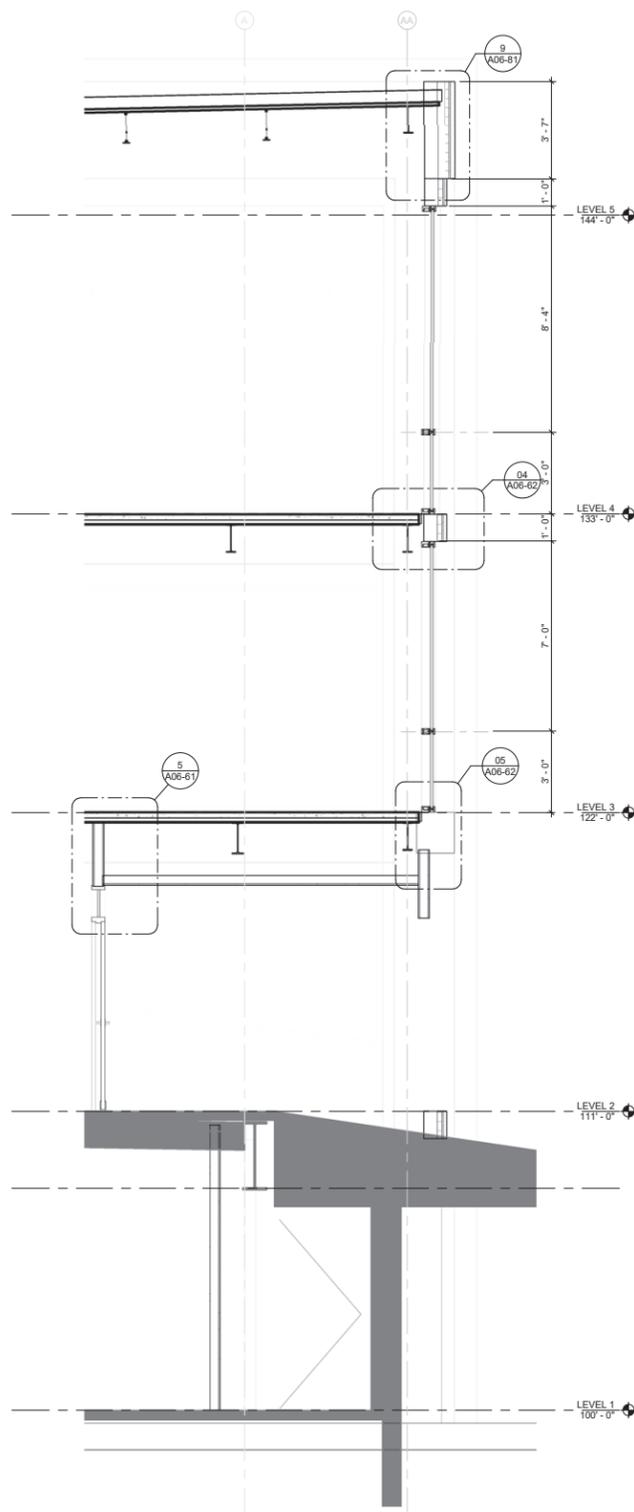
1/20/2021 5:48:30 PM A06-21 WALL SECTIONS - CURTAIN WALL



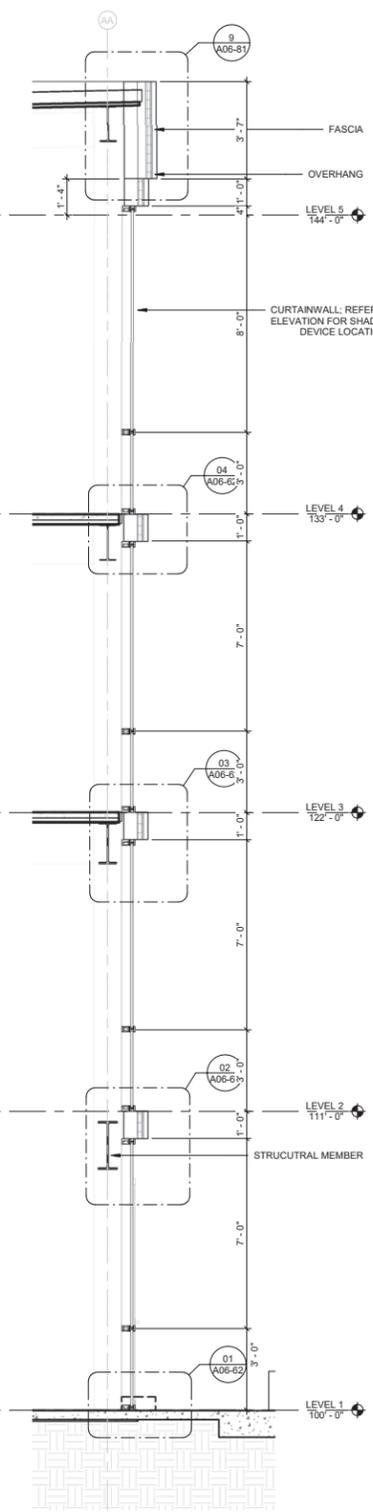
4 WALL SECTION @ E.W. CURTAIN WALL 2
3/8" = 1'-0"



3 WALL SECTION @ E. & W. CURTAIN WALL
3/8" = 1'-0"



2 WALL SECTION @ NORTH ENTRANCE
3/8" = 1'-0"



1 WALL SECTION @ N. CURTAIN WALL
3/8" = 1'-0"



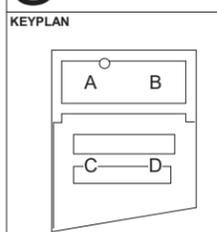
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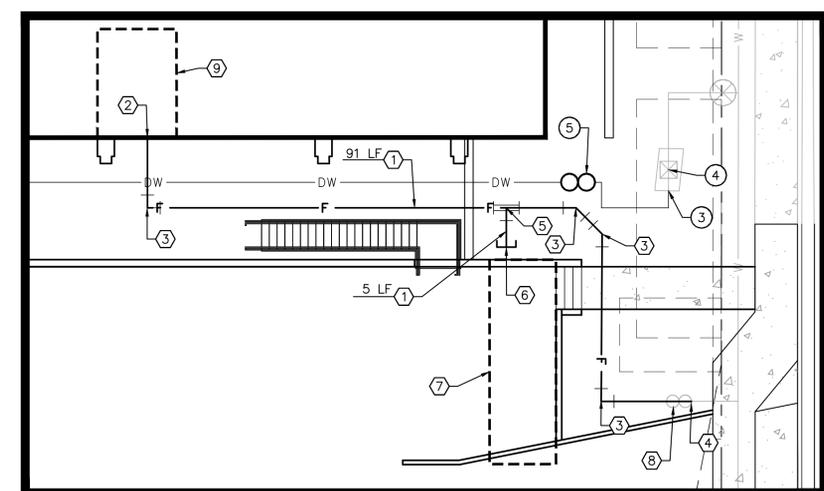
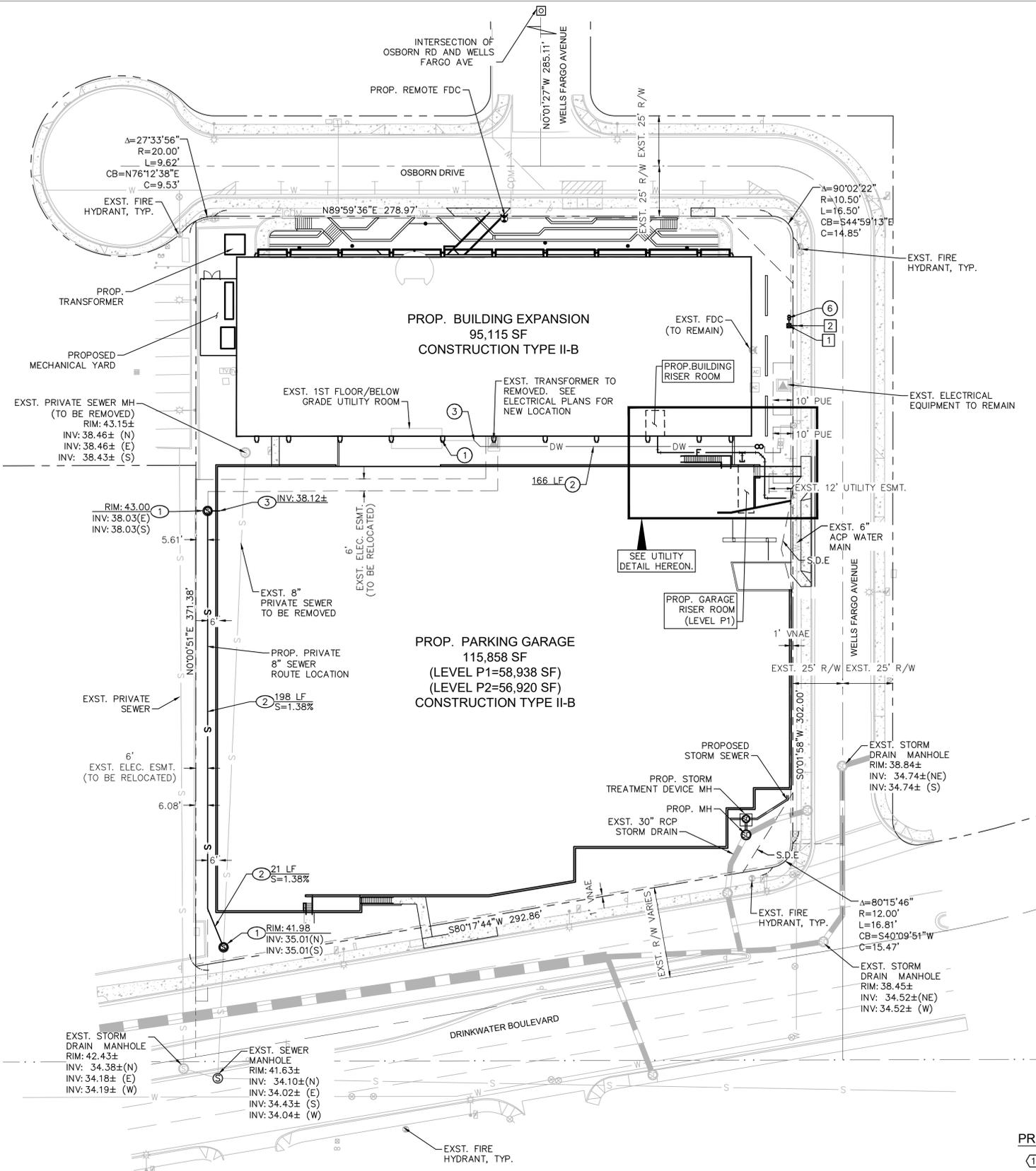


WALL SECTIONS - CURTAIN WALL

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DATE 12/22/2020
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A06-21

K:\PHX_Civil\291247001 - Centum Health Scottsdale\CADD\Improvement Plans\Pre-UT.dwg, Layout:UT1 Nov 09, 2020 - 5:24pm Jeff Boyd
 XREFS: X277001IM X277001UT X277001CD X277001VF X277001TB INSTRUMENT OF SERVICE IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF ANY PORTION OF THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADAPTATION BY KIMLEY-HORN AND ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN AND ASSOCIATES, INC.



PUBLIC WATER NOTES

- 1 1" IRRIGATION WATER METER PER COS STD DET 2330, METER BOX PER MAG STD DET 320. METER TO BE INSTALLED BY CITY FORCES.
- 2 INSTALL 1" WATER SERVICE LINE CONNECTION PER COS STD DET 2330.

PRIVATE DOMESTIC WATER NOTES

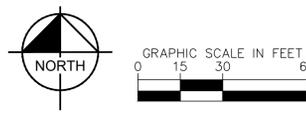
- 1 BUILDING DOMESTIC WATER CONNECTION, REF MEP PLANS FOR CONTINUATION.
- 2 INSTALL 6" MORTAR LINED DIP CL 350 WITH POLYWRAP DOMESTIC WATER LINE. LENGTH PER PLAN. MIN 3' COVER. BEDDING AND BACKFILL PER MAG SPEC 601.
- 3 CONNECT TO EXISTING 6" PRIVATE DOMESTIC WATER LINE.
- 4 EXISTING 6" WATER METER.
- 5 INSTALL 6" DOUBLE CHECK VALVE BACKFLOW PREVENTION ASSEMBLY PER COS STD DET 2351. TO BE SCREENED BY LANDSCAPE.
- 6 1" IRRIGATION WATER DOUBLE CHECK VALVE BACKFLOW PREVENTION ASSEMBLY PER COS STD DET 2352. REF TO IRRIGATION PLANS FOR CONTINUATION.

PRIVATE SEWER NOTES

- 1 INSTALL 48" SEWER MANHOLE PER MAG STD DET 420. INVERTS PER PLANS. CONTRACTOR SHALL VERIFY INVERT AND LOCATION OF EXISTING SEWER AND NOTIFY ENGINEER OF SAME PRIOR TO CONSTRUCTION.
- 2 INSTALL 8" SDR 35 PVC SEWER SERVICE, LENGTH AND SLOPE PER PLAN.
- 3 CONNECT TO 8" BUILDING SEWER. REF TO MEP PLANS FOR SEWER ROUTING THROUGH GARAGE AND CONNECTION TO BUILDING.

PRIVATE FIRELINE NOTES

- 1 6" CLASS 350 DIP WATER MAIN POLYWRAPPED WITH TRACER WIRE, MIN 3' COVER. BEDDING AND BACKFILL PER MAG SPEC 601. LENGTH PER PLAN.
- 2 BUILDING FIRELINE CONNECTION. REF TO MEP PLANS FOR CONTINUATION TO BUILDING RISER AND BACKFLOW.
- 3 INSTALL 6" BEND WITH RESTRAINED JOINTS PER MAG STD DET 303.
- 4 CONNECT TO EXISTING 6" DIP FIRELINE.
- 5 INSTALL 6"x6" TEE.
- 6 GARAGE FIRELINE CONNECTION. REF MEP PLANS FOR CONTINUATION TO GARAGE RISER AND BACKFLOW.
- 7 PROPOSED GARAGE FIRE RISER ROOM (LEVEL P2). SEE ARCH PLANS.
- 8 EXISTING FIRE BACKFLOW TO BE REMOVED. NEW BACKFLOWS LOCATED IN EACH RISER ROOM FOR BUILDING AND GARAGE. REF TO ARCH PLANS.
- 9 PROPOSED BUILDING FIRE RISER ROOM. SEE ARCH PLANS.



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 (602) 944-5500

ISSUES

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REVISIONS

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PRELIMINARY
 FOR REVIEW ONLY
 NOT FOR CONSTRUCTION
Kimley»Horn
 ENGINEER JEFF BOYD
 PE NO. 87407, DATE: 11/20

SCALE (H): 1"=30'
 SCALE (V): NONE
 DRAWN BY: JCB
 DESIGN BY: JCB
 CHECK BY: MLD
 DATE: 11/11/2020

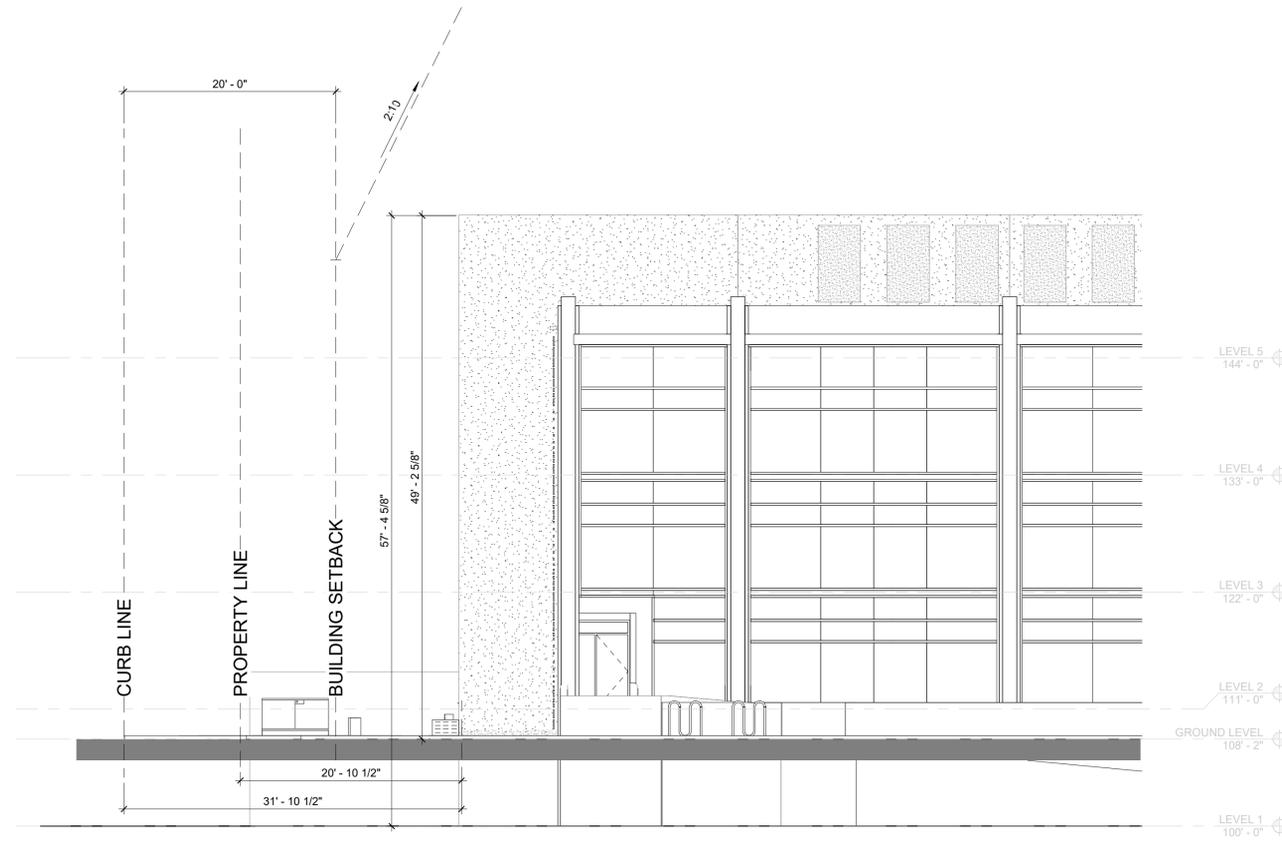
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KEYPLAN
PRELIMINARY
UTILITY PLAN

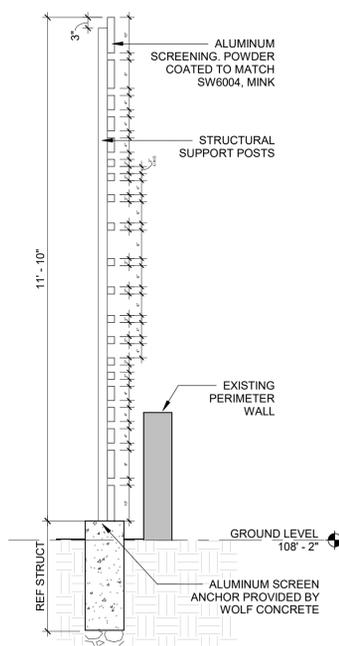
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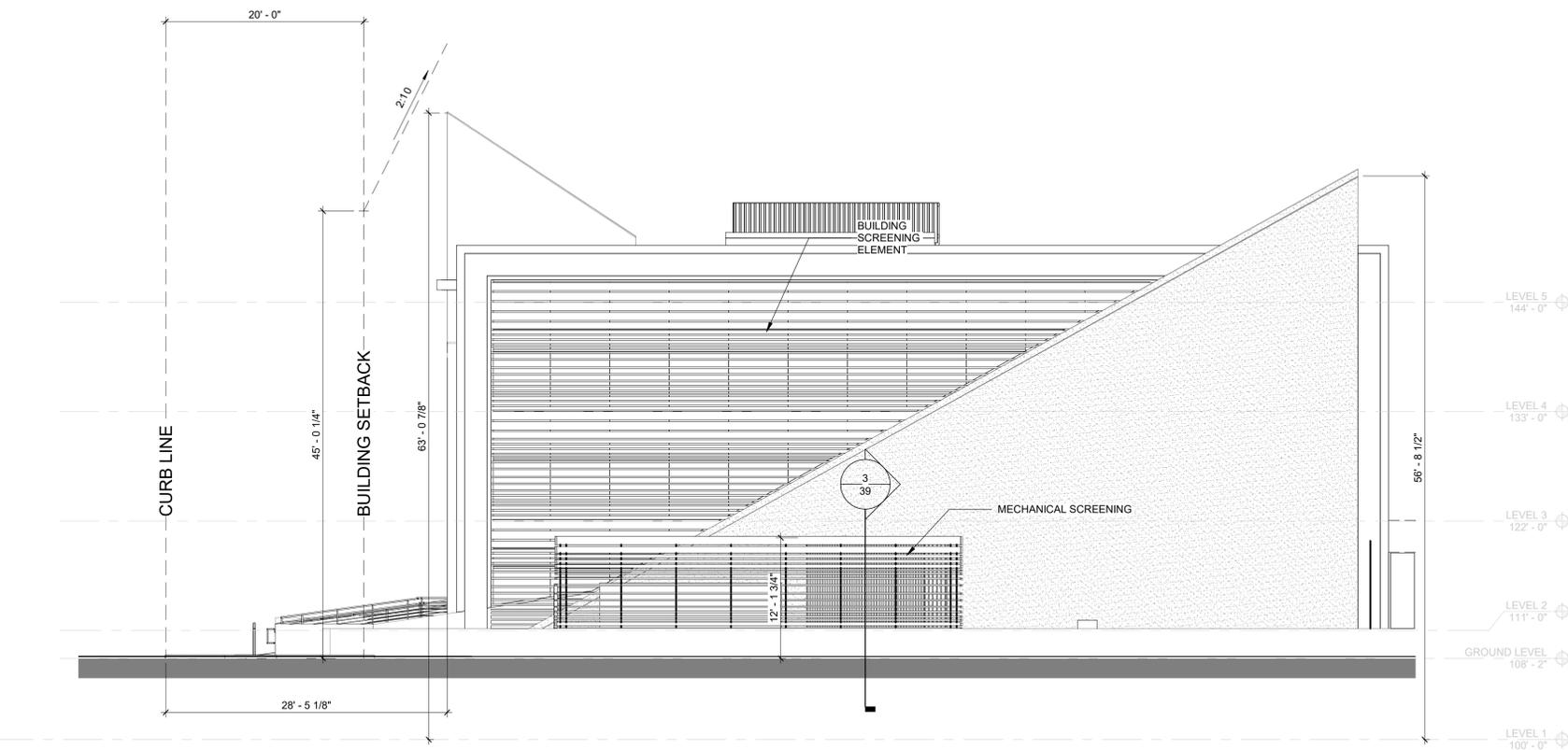
14-DR-2020
11/12/2020



2 EXTERIOR MOB ELEVATION - NORTH - DRB E.W.
1/8" = 1'-0"



3 SECTION AT MECH YARD SCREENING
1/2" = 1'-0"



1 EXTERIOR MOB ELEVATION - EAST - DRB E.W.
1/8" = 1'-0"

C O R G A N

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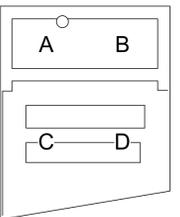


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KEYPLAN

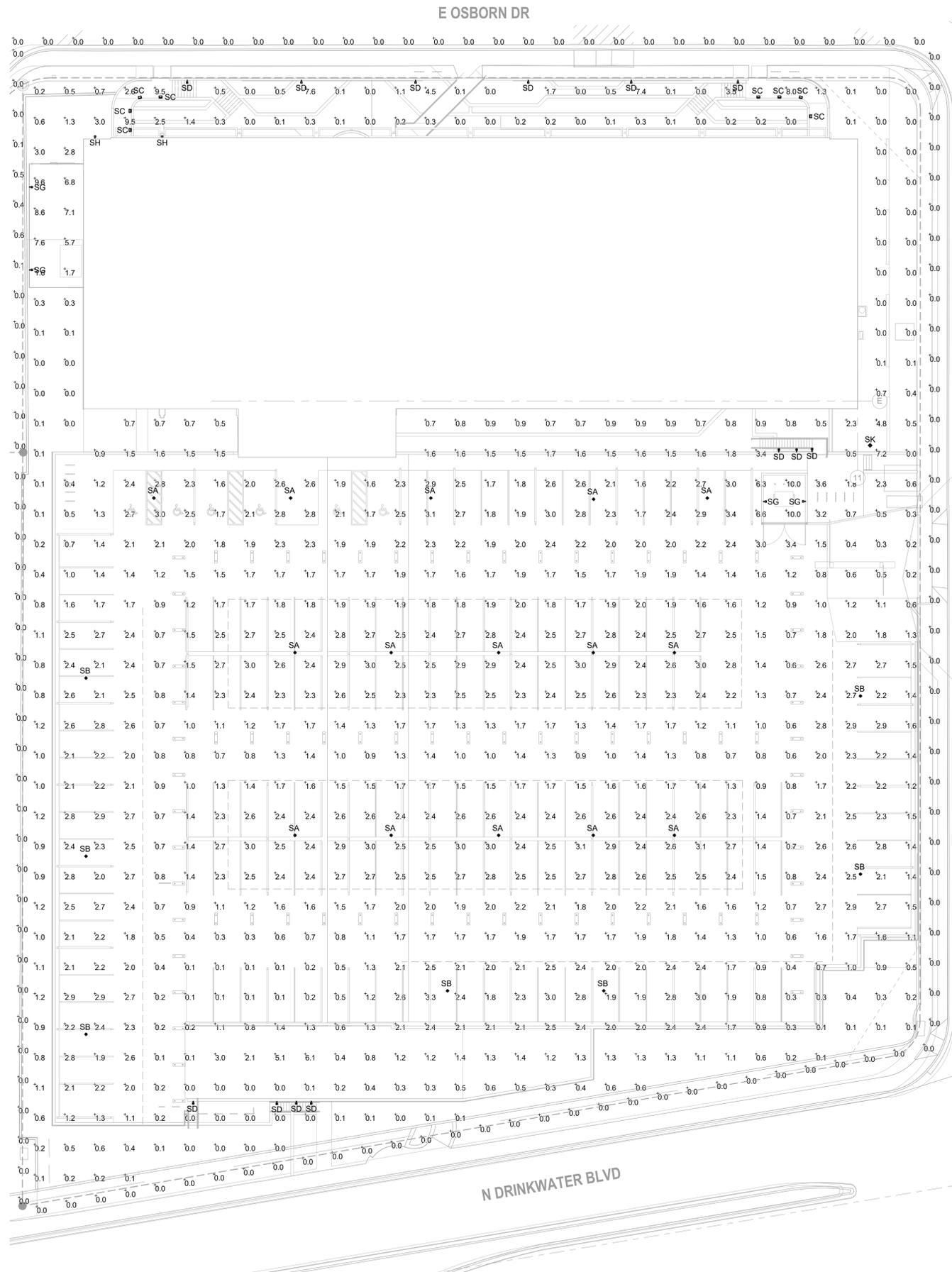


39 - BUILDING ELEVATIONS WORKSHEET(S)

JOB 20083.0000
DATE 11/11/2020
SHEET

39

11/11/2020 10:47:51 AM E102 SITE LIGHTING PHOTOMETRICS



1 SITE LIGHTING PHOTOMETRIC PLAN
SCALE: 1" = 20'-0"

GENERAL NOTES

- 1 SITE LIGHT FIXTURES SHALL BE CONNECTED USING 2#10, 1#10G, IN 1" CONDUIT.
- 2 SITE LIGHTING SHALL BE CONTROLLED VIA PHOTOCELL. NORMAL AND EMERGENCY BRANCH SITE LIGHTING SHALL ALSO BE CONNECTED TO LIGHTING CONTROL PANEL FOR HOURS OF OPERATION OVERRIDE.

PHOTOMETRIC SUMMARY DATA

| DESCRIPTION | SYMBOL | AVG | MAX | MIN |
|---------------------------------------|--------|--------|---------|--------|
| SITE LIGHTING | + | 1.7 fc | 10.0 fc | 0.0 fc |
| VERTICAL LIGHT SPILL AT PROPERTY LINE | ■ | 0.0 fc | 0.6 fc | 0.0 fc |

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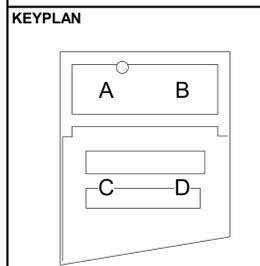
| REVISIONS | |
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| 1 | 20201111 DRB LIGHTING RESUBMITTAL |

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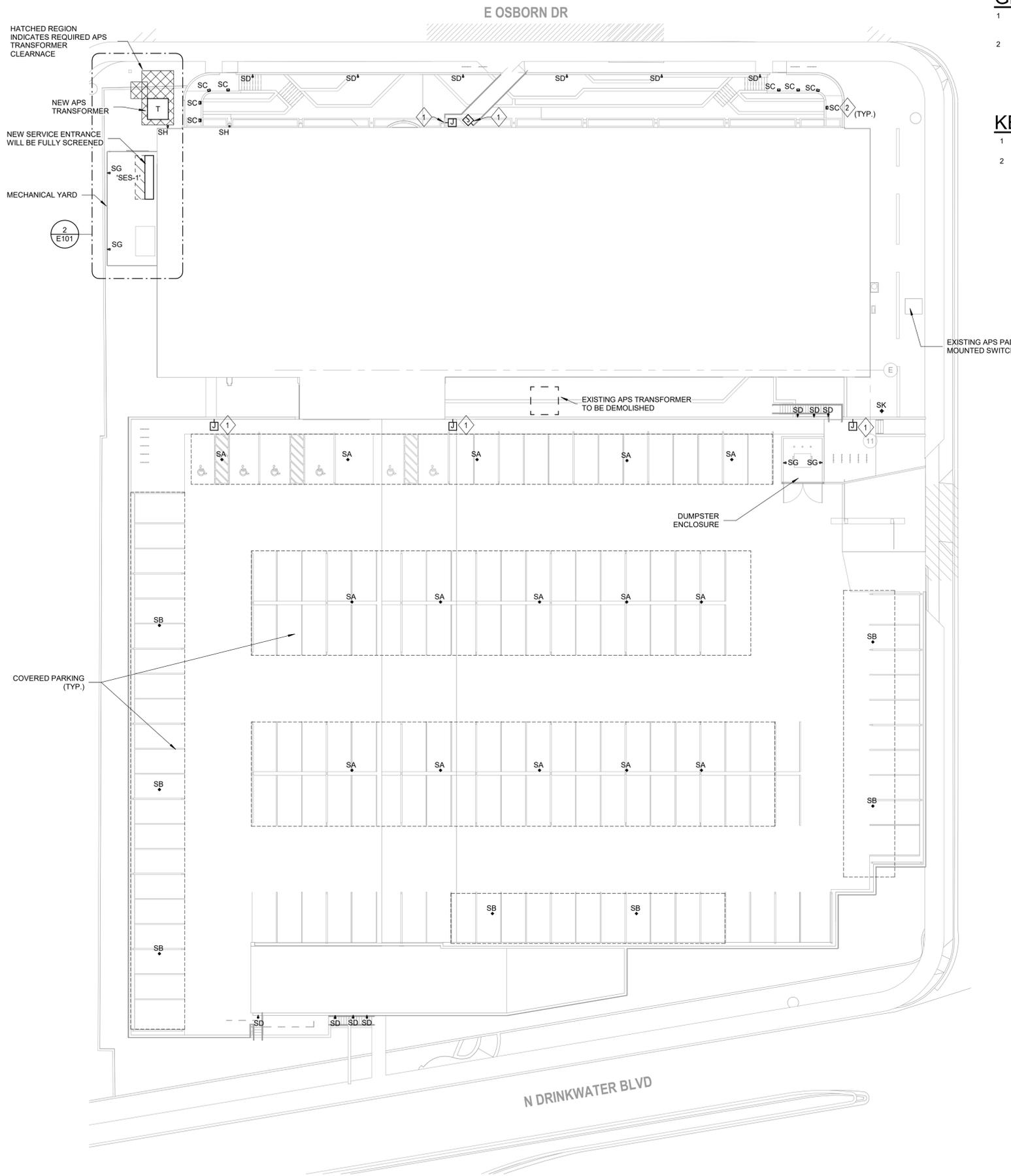


SITE LIGHTING PHOTOMETRICS

JOB 20083.0000
DATE 04/15/20
SHEET

E102

11/11/2020 10:47:45 AM E101 SITE LIGHTING PLAN



GENERAL NOTES

- 1 SITE LIGHT FIXTURES SHALL BE CONNECTED USING 2#10, 1#10G, IN 1" CONDUIT.
- 2 SITE LIGHTING SHALL BE CONTROLLED VIA PHOTOCELL. NORMAL AND EMERGENCY BRANCH SITE LIGHTING SHALL ALSO BE CONNECTED TO LIGHTING CONTROL PANEL FOR HOURS OF OPERATION OVERRIDE.

KEYNOTES

- 1 PROVIDE 120V CONNECTION TO HANDRAIL LIGHTING.
- 2 PROVIDE NEW STEP LIGHT FIXTURE IN ONE-FOR-ONE SWAP OF EXISTING ACCENT LIGHTING FIXTURE. CONTRACTOR TO VERIFY EXACT QUANTITY IN FIELD.



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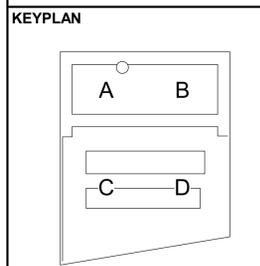
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| 1 | 20201111 DRB LIGHTING RESUBMITTAL |

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SITE LIGHTING PLAN

JOB 20083.0000
DATE 04/15/20
SHEET

E101

2 ENLARGED MEP YARD
SCALE: 1" = 10'-0"

1 ELECTRICAL SITE PLAN
SCALE: 1" = 20'-0"



ELECTRICAL SYMBOLS AND ABBREVIATIONS

LIGHT FIXTURE SCHEDULE

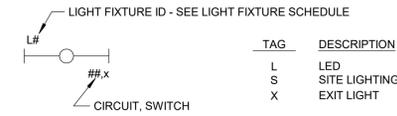
| TYPE | DESCRIPTION | MANUFACTURER | CATALOG NUMBER | QTY | WATTS | TYPE | LUMENS/LAMP | VOLTS | LIGHT LOSS FACTOR |
|------|--|-------------------|---------------------------------|--------------------------------|-------|------|-------------|-------|-------------------|
| | | | | LAMP DESCRIPTION / CATALOG NO. | | | | | |
| SA | DSX SURFACE CANOPY FIXTURE WITH 2 LIGHT ENGINES, 700mA DRIVER, 3000K LEDs, T5W OPTIC | LITHONIA LIGHTING | DSXSC LED 20C 700 30K T5W MVOLT | 1 | 46 | LED | 5069 | 277 | 0.95 |
| SB | DSX SURFACE CANOPY FIXTURE WITH 2 LIGHT ENGINES, 700mA DRIVER, 3000K LEDs, T5R OPTIC | LITHONIA LIGHTING | DSXSC LED 20C 700 30K T5R MVOLT | 1 | 46 | LED | 5327 | 277 | 0.95 |
| SC | EXTERIOR RATED STEP LIGHT, 3000K | BEGA | 33055 | 1 | 8.4 | LED | 480 | 277 | 0.95 |
| SD | LOW PROFILE WALL MOUNT LIGHT, 3000K | BEGA | 22292 K3 | 1 | 7.9 | LED | 617 | 277 | 0.95 |
| SG | WDGE2 LED WITH P3 - PERFORMANCE PACKAGE, 3000K, 80 CRI | LITHONIA LIGHTING | WDGE2 LED P3 30K 80CRI VW | 1 | 22.55 | LED | 3092 | 277 | 0.95 |
| SK | LINEAR LIGHT POST, 3000K | BEGA | 99075 K3 | 1 | 57 | LED | 2371 | 277 | 0.95 |

LIGHT FIXTURE SCHEDULE NOTES:

- LIGHT FIXTURE WITH CATALOG NUMBER TO SET MINIMUM LEVEL OF QUALITY. MATCH CATALOG NUMBER BASED ON FIXTURE DESCRIPTION FOR OTHER MANUFACTURERS.

LIGHTING

- UNSHADED REGION DESIGNATES LIGHT FIXTURE FOR NORMAL OPERATION
- SHADED REGION DESIGNATES LIGHT FIXTURE FOR EMERGENCY OPERATION



LIGHT FIXTURE SYMBOLS - REFER TO LIGHT FIXTURE SCHEDULE FOR MORE INFORMATION

| TYPE | DESCRIPTION | TYPE | DESCRIPTION |
|------|---|------|---|
| | SURFACE MOUNTED LIGHT FIXTURE MOUNTING LOCATION: CEILING | | RECESSED MOUNTED DOWNLIGHT LIGHT FIXTURE MOUNTING LOCATION: CEILING |
| | SURFACE MOUNTED LIGHT FIXTURE MOUNTING LOCATION: WALL | | IN-SLAB MOUNTED UPLIGHT LIGHT FIXTURE MOUNTING LOCATION: FLOOR |
| | PENDANT/SUSPENDED LIGHT FIXTURE | | WALL MOUNTED LIGHT FIXTURE MOUNTING LOCATION: WALL |
| | PENDANT/SUSPENDED LIGHT FIXTURE | | PENDANT/SUSPENDED LIGHT FIXTURE |
| | RECESSED MOUNTED LIGHT FIXTURE MOUNTING LOCATION: CEILING | | DIRECTIONAL INDICATOR ADDED TO FIXTURE SYMBOL TO DESIGNATE AIMING DIRECTION |
| | SURFACE MOUNTED TRACK FIXTURE MOUNTING LOCATION: CEILING | | SINGLE FACE EXIT FIXTURE MOUNTING LOCATION: AS REQUIRED |
| | | | DOUBLE FACE EXIT FIXTURE MOUNTING LOCATION: AS REQUIRED |
| | | | EXIT DIRECTIONAL ARROW |

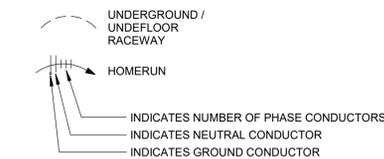
SITE LIGHTING

| | | | |
|--|--|--|------------------------------|
| | TWIN HEAD POLE MOUNTED LIGHT FIXTURE | | LIGHTING BOLLARD |
| | SINGLE HEAD POLE MOUNTED LIGHT FIXTURE | | DIRECTIONAL LIGHTING BOLLARD |
| | IN-GRADE WALL WASH LIGHT FIXTURE | | UNDER CANOPY LIGHTING |

REFERENCE SYMBOLS

| | | | |
|--|---|--|-------------------------------------|
| | EQUIPMENT DESIGNATION - TOP DESIGNATES EQUIPMENT ABBREVIATION, -BOTTOM DESIGNATES EQUIPMENT NUMBER | | ELEVATION DESIGNATION |
| | PLAN CONTINUATION REFERENCE | | REVISION REFERENCE |
| | SECTION DESIGNATION (TOP DESIGNATES SECTION NUMBER, BOTTOM DESIGNATES ON WHICH SHEET SECTION APPEARS) | | SHEET KEYNOTE REFERENCE |
| | MATCHLINE DESIGNATION | | POINT OF NEW CONNECTION TO EXISTING |
| | DETAIL REFERENCE (TOP=DETAIL NO., BOTTOM=DRAWING NO. SHOWN ON) | | |
| | DETAIL REFERENCE | | |

EQUIPMENT AND WIRING



ABBREVIATIONS

| | | | |
|---------|--|----------|---|
| A | - AMPERES | LAN | - LOCAL AREA NETWORK |
| AC | - ABOVE CEILING / ALTERNATING CURRENT | LED | - LIGHT EMITTING DIODE |
| ADD | - AUTOMATIC DOOR OPENER | LI | - LONG-TIME/INSTANTANEOUS |
| AF | - AMPERE FRAME | LSI | - LONG-TIME/SHORT-TIME/INSTANTANEOUS |
| AFCI | - ARC FAULT CIRCUIT INTERRUPTER | LSIA | - LONG-TIME/SHORT-TIME/INSTANTANEOUS/GROUND ALARM |
| AFF | - ABOVE FINISHED FLOOR | LSIG | - LONG-TIME/SHORT-TIME/INSTANTANEOUS/GROUND |
| AFG | - ABOVE FINISHED GRADE | LTC | - LOCAL TEMPERATURE CONTROL PANEL |
| AIC | - AMP INTERRUPTING CAPACITY | LTG | - LIGHTING |
| ALT | - ALTERNATE | LTS | - LIGHTS |
| ARCH | - ARCHITECTURAL | LV | - LOW VOLTAGE |
| ASC | - ABOVE SUSPENDED CEILING | MATV | - MASTER ANTENNA TELEVISION |
| AT | - AMPERE TRIP | MC | - MECHANICAL CONTRACTOR |
| ATC | - ASTRONOMIC TIME CLOCK | MCB | - MAIN CIRCUIT BREAKER |
| ATM | - AUTOMATED TELLER MACHINE | MCC | - MOTOR CONTROL CENTER |
| ATS | - AUTOMATIC TRANSFER SWITCH | MCP | - MOTOR CIRCUIT PROTECTOR |
| AUTO | - AUTOMATIC | MER | - MECHANICAL EQUIPMENT ROOM |
| | | MG | - MAIN GROUNDING BUSBAR |
| BC | - BARE COPPER | MH | - MANHOLE |
| BFC | - BELOW FINISH CEILING | MLO | - MAIN LUGS ONLY |
| BFL | - BELOW FLOOR LEVEL | MPTB | - MUSIC & PAGE TERMINAL BOX |
| BLDG | - BUILDING | MTD | - MOUNTED |
| BPIP | - BOILER PLANT INSTRUMENTATION PANEL | MTG | - MOUNTING |
| BRKR | - BREAKER | MTG HGT. | - MOUNTING HEIGHT |
| C | - CONDUIT | MTR | - MOTOR / METER |
| CB | - CIRCUIT BREAKER | MV | - MEDIUM VOLTAGE |
| CC | - CLOSED CIRCUIT TELEVISION | NA | - NOT APPLICABLE |
| CCTV | - CONTRACTOR FURNISHED, CONTRACTOR INSTALLED | NAC | - NOTIFICATION APPLIANCE |
| CFCI | - CONTRACTOR INSTALLED | NC | - NORMALLY CLOSED |
| CGL | - CEILING | NEC | - NATIONAL ELECTRICAL CODE |
| CKT | - CIRCUIT | NIC | - NOT IN CONTRACT |
| CO | - CONDUIT ONLY | NO | - NORMALLY OPEN |
| COMM | - COMMUNICATIONS | NTS | - NOT TO SCALE |
| CONTR | - CONTRACTOR | OC | - ON CENTER |
| CORR | - CORRIDOR | OF | - OWNER FURNISHED, CONTRACTOR INSTALLED |
| CR | - CONTROL RELAY | OFI | - OWNER FURNISHED, OWNER INSTALLED |
| CSP | - CEILING SERVICE PANEL | OS | - OVERHEAD SERVICE CARRIER |
| CT | - CURRENT TRANSFORMER | OSC | - OVERHEAD SERVICE CARRIER |
| DB | - DIRECT BURIAL | P | - POLE |
| DC | - DIRECT CURRENT | PA | - PUBLIC ADDRESS |
| DED | - DEDICATED | PA | - PUBLIC ADDRESS |
| DET | - DETAIL | PB | - PULL BOX / PUSHBUTTON |
| DIA | - DIAMETER | PC | - PLUMBING CONTRACTOR / PHOTOCELL |
| DISC | - DISCONNECT | PDU | - POWER DISTRIBUTION UNIT |
| DN | - DOWN | PF | - POWER FACTOR |
| DP | - DISTRIBUTION PANEL | PH | - PHASE |
| DS | - DISCONNECT SWITCH | PLBG | - PLUMBING |
| EC | - ELECTRICAL CONTRACTOR | PNL | - PANEL |
| EDB | - ELECTRIC DUCT BANK | POD | - POWER OPERATED DAMPER |
| EGC | - EQUIPMENT GROUND CONDUCTOR | PS | - POWER SUPPLY |
| EGS | - ENGINE GENERATOR SET | PT | - POTENTIAL TRANSFORMER |
| EJ | - EXPANSION JOINT | PTRV | - POWER TYPE ROOF VENTILATOR |
| ELEC | - ELECTRIC / ELECTRICAL | PUE | - PUBLIC UTILITY EASEMENT |
| ELL | - EMERGENCY LIFE SAFETY LIGHTING | PWR | - POWER |
| ELP | - EMERGENCY LIFE SAFETY POWER | REC | - RECESSED |
| EM/EMER | - EMERGENCY | RECEP | - RECEPTACLE |
| EMI | - ELECTROMAGNETIC INTERFERENCE | REL | - RELOCATE |
| EMT | - ELECTRICAL METALLIC TUBING | REQD | - REQUIRED |
| EQUIP | - EQUIPMENT | RMC | - RIGID METAL CONDUIT |
| ESM | - ELECTRIC STRIP MOLD | RVAT | - REDUCED VOLTAGE AUTO TRANSFORMER |
| ETR | - EXISTING TO REMAIN | SCCR | - SHORT CIRCUIT CURRENT RATING |
| EWC | - ELECTRIC WATER COOLER | SHT | - SHEET |
| FA | - FIRE ALARM | SIG | - SIGNAL |
| FACP | - FIRE ALARM CONTROL PANEL | SIM | - SIMILAR |
| FCU | - FAN COIL UNIT | SPD | - SURGE PROTECTIVE DEVICE |
| FDR | - FEEDER | SPEC | - SPECIFICATION |
| FDS | - FUSED DISCONNECT SWITCH | SS | - SAFETY SWITCH |
| FL | - AT FLOOR LINE | SSBJ | - SUPPLY SIDE BONDING JUMPER |
| FLA | - FULL LOAD AMPERES | STA | - STATION |
| FLEX | - FLEXIBLE | STR | - STARTER |
| FLR | - FLOOR | SUSE | - SUITABLE FOR USE AS SERVICE ENTRANCE |
| FLUOR | - FLUORESCENT | SW | - SWITCH |
| FP | - FLAT PANEL | SWBD | - SWITCHBOARD |
| FS | - FLOW SWITCH | SWGR | - SWITCHGEAR |
| FSCP | - FLAME SAFEGUARD CONTROL PANEL | TEL | - TELEPHONE |
| FVNR | - FULL VOLTAGE NON-REVERSING | TFA | - TO FLOOR ABOVE |
| GB | - GROUNDING BUSBAR | TFB | - TO FLOOR BELOW |
| GC | - GENERAL CONTRACTOR | TGB | - TELECOMMUNICATIONS GROUNDING BUSBAR |
| GEN | - GENERATOR | TMGB | - TELECOMMUNICATIONS MAIN GROUNDING BUSBAR |
| GFCI | - GROUND FAULT CIRCUIT INTERRUPTER | TS | - TAMPER SWITCH / TIME SWITCH |
| GFI | - GROUND FAULT INTERRUPTER | TV | - TELEVISION |
| GFP | - GROUND FAULT PROTECTION | TVTC | - TELEVISION TERMINAL CABINET |
| GND | - GROUND | TYP | - TYPICAL |
| GTB | - GROUND TERMINAL BOX | UC | - UNDER COUNTER |
| HH | - HANDHOLE | UG | - UNDERGROUND |
| HOA | - HAND OFF AUTOMATIC | UH | - UNIT HEATER |
| HP | - HORSE POWER | UNO | - UNLESS NOTED OTHERWISE |
| HT | - HEIGHT / HEAT TRACE | UPS | - UNINTERRUPTED POWER SUPPLY |
| HV | - HIGH VOLTAGE | V | - VOLTAGE |
| IMC | - INTERMEDIATE METAL CONDUIT | VFD | - VARIABLE FREQUENCY DRIVE |
| INV | - INVERTER | VFP | - VAPOR PROOF |
| J or JB | - JUNCTION BOX | W | - WIRE |
| KV | - KILOVOLT | WI | - WITH |
| KVA | - KILOVOLT-AMPERES | WP | - WEATHERPROOF |
| KW | - KILOWATTS | WS | - WALL SURFACE |
| KWH | - KILOWATT HOURS | WT | - WATER TIGHT |
| | | XFMR | - TRANSFORMER |
| | | XP | - EXPLOSION PROOF |

SHEET LIST - ELECTRICAL

| | |
|------|--------------------------------------|
| E001 | ELECTRICAL SYMBOLS AND ABBREVIATIONS |
| E101 | SITE LIGHTING PLAN |
| E102 | SITE LIGHTING PHOTOMETRICS |
| E103 | SITE LIGHTING CUTSHEETS |
| E104 | SITE LIGHTING CUTSHEETS |

C O R G A N

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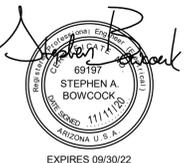
ISSUES

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REVISIONS

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| 1 | 20201111 | DRB LIGHTING RESUBMITTAL |
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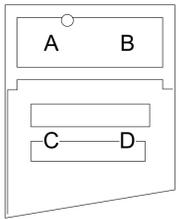
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Date of issue:
11/11/2020

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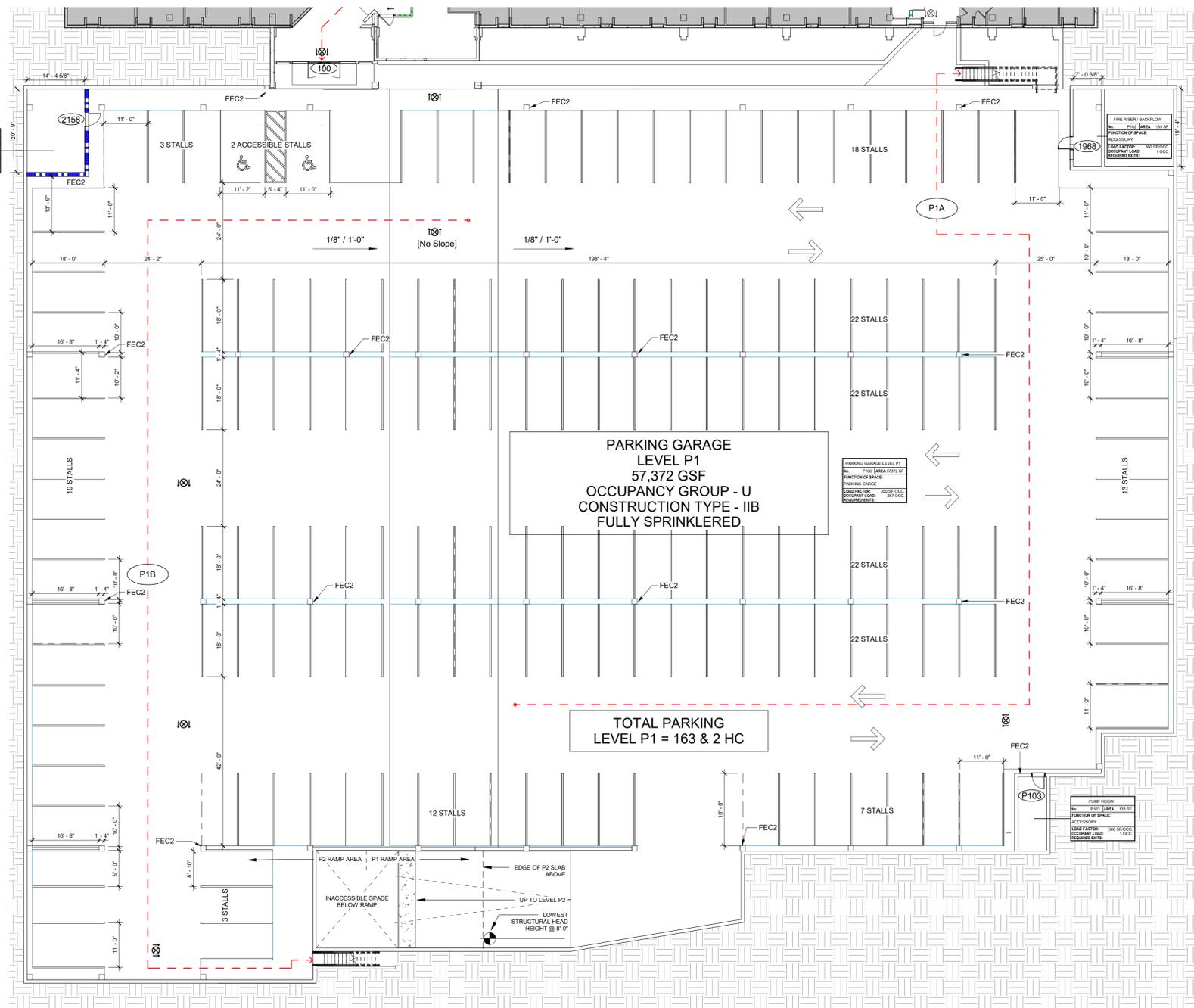
KEYPLAN



ELECTRICAL SYMBOLS AND ABBREVIATIONS

JOB 20083.0000
DATE 04/15/20
SHEET

E001



1 LIFE SAFETY - FLOOR PLAN - PARKING GARAGE P1
1/16" = 1'-0"

**LEVEL P1 - TOTAL OCCUPANCY LOAD
300 OCCUPANTS**



| LIFE SAFETY SCHEDULE - PARKING GARAGE LEVEL P1 | | | | | | |
|--|------|-------------------------|----------|--------|----------------|------|
| LEVEL | NO. | ROOM NAME | AREA | FACTOR | OCCUPANCY TYPE | LOAD |
| LEVEL 1 | P100 | PARKING GARAGE LEVEL P1 | 57372 SF | 200 | PARKING GARAGE | 287 |
| LEVEL 1 | P101 | STORAGE | 300 SF | 300 | ACCESSORY | 1 |
| LEVEL 1 | P102 | FIRE RISER / BACKFLOW | 135 SF | 300 | ACCESSORY | 1 |
| LEVEL 1 | P103 | PUMP ROOM | 133 SF | 300 | ACCESSORY | 1 |

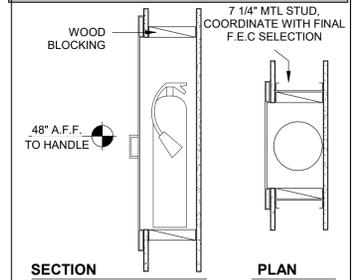
FIRE RATING LEGEND

- UNRATED PARTITION ASSEMBLY
- SMOKE PARTITION ASSEMBLY
- 1 HOUR RATED PARTITION ASSEMBLY
- 2 HOUR RATED PARTITION ASSEMBLY
- 3 HOUR RATED PARTITION ASSEMBLY

LIFE SAFETY LEGEND

- NEW PARTITION
- EXISTING PARTITION
- Room name 101 ROOM NAME IDENTIFICATION TAG
- EXIT TRAVEL DISTANCE LINE- SEE TRAVEL DISTANCE SCHEDULE
- A# TRAVEL PATH ID
- EMERGENCY EXIT SIGNAGE
- FEC FIRE EXTINGUISHER CABINET
FEC1 - EXISTING FEC
FEC2 - FULLY RECESSED
FEC2 - SURFACE MOUNTED FE
- AREA NOT IN SCOPE
- LIFE SAFETY ROOM TAG
ROOM NAME ROOM I AREA
FUNCTION IBC TABLE 1004.1.2
LOAD FACTOR IBC TABLE 1004.1.2
OCCUPANT LOAD IBC TABLE 1006.3.1
REQUIRED EXITS
- LIFE SAFETY DOOR TAG
HORZ / # EGRESS CAPACITY FACTOR IBC 1005.3.2
CALCULATED OCCUPANCY
OCCUPANT CAPACITY
PROVIDED DOOR WIDTH
REQUIRED DOOR WIDTH (ANYTHING LESS THAN 12" SHALL BE MIN 30")

RECESSED FEC DETAIL



TRAVEL DISTANCES

| PATH ID | DISTANCES | MAX ALLOWED |
|---------|------------|-------------|
| 1A | 194' - 1" | 300' |
| 1B | 175' - 9" | 300' |
| 1C | 86' - 1" | 300' |
| 1D | 165' - 8" | 300' |
| 2A | 115' - 7" | 300' |
| 2B | 202' - 2" | 300' |
| 2C | 86' - 5" | 300' |
| 2D | 178' - 8" | 300' |
| 3A | 110' - 10" | 300' |
| 3B | 190' - 1" | 300' |
| 3C | 78' - 7" | 100' |
| 3D | 168' - 8" | 300' |
| 4A | 135' - 3" | 300' |
| 4B | 208' - 9" | 300' |
| 4C | 76' - 6" | - |
| 4D | 142' - 0" | - |
| 5A | 248' - 10" | 100' |
| P1A | 314' - 1" | 300' |
| P1B | 308' - 11" | 300' |
| P2A | 300' - 2" | 300' |
| P2B | 295' - 11" | 300' |

LIFE SAFETY NOTES

- SEE COVER SHEET G00-00 FOR APPLICABLE CODES
- SEE A02-00 INTERIOR PARTITION TYPES FOR ASSOCIATED RATED PARTITION ASSEMBLIES
- OBJECTS WITH LEADING EDGES MORE THAN 27" AND NOT MORE THAN 80" ABOVE THE FLOOR SHALL NOT PROJECT HORIZONTALLY MORE THAN 4" INTO THE CIRCULATION PATH (IBC 1003.3.3)



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| ISSUES | |
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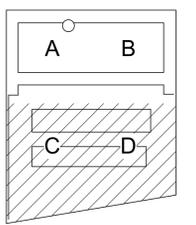
PRELIMINARY SET FOR REVIEW



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7331 E Osborn Dr.
Scottsdale, AZ 85251

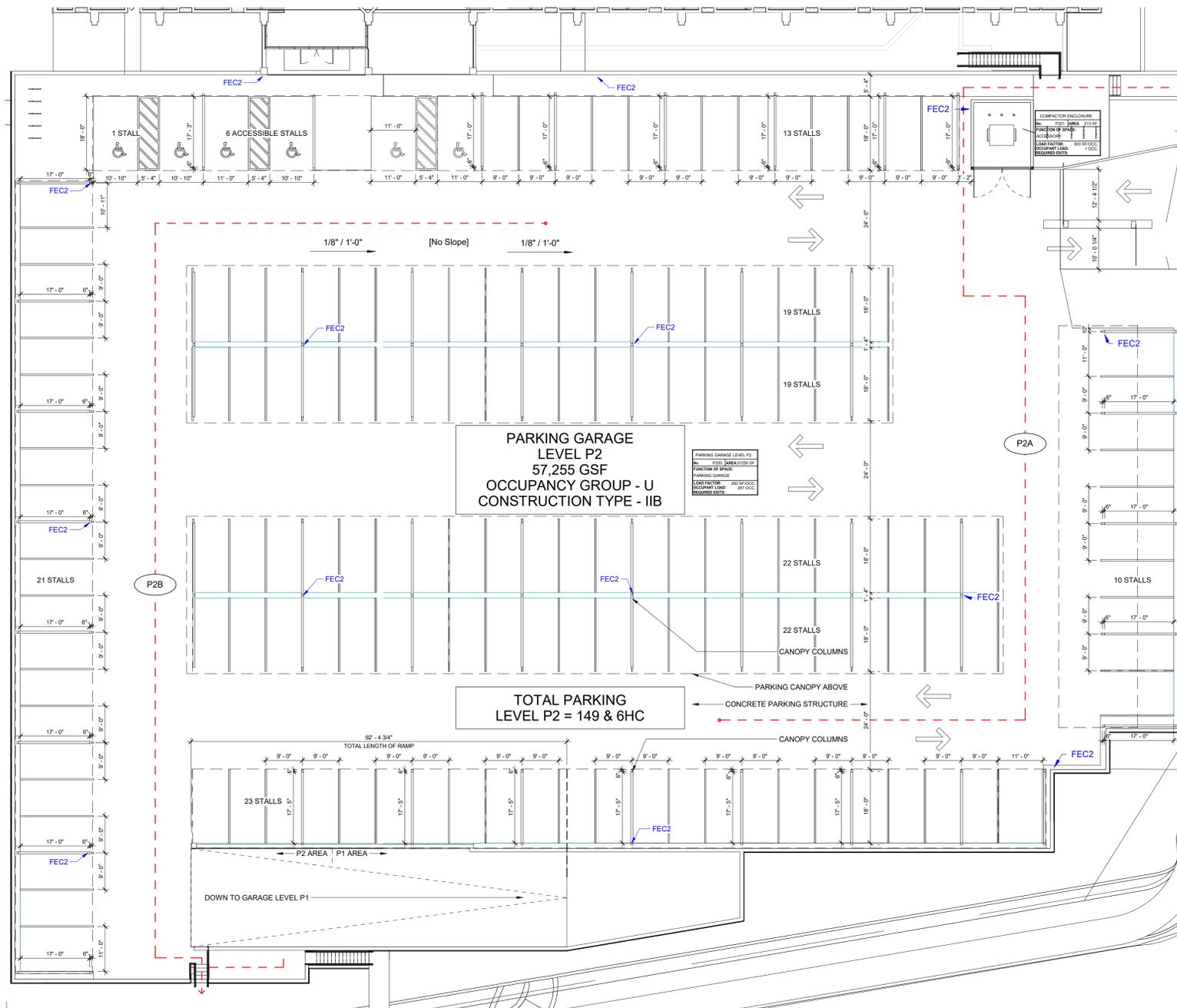
KEYPLAN



**LIFE SAFETY PLAN
- LEVEL ONE -
GARAGE**

JOB 20083.0000
DATE 11/11/2020
SHEET

G02-01



1 LIFE SAFETY - FLOOR PLAN - PARKING GARAGE P2
1/16" = 1'-0"

**LEVEL P1 - TOTAL OCCUPANCY LOAD
288 OCCUPANTS**

| LIFE SAFETY SCHEDULE - PARKING GARAGE LEVEL P2 | | | | | | |
|--|------|-------------------------|----------|--------|----------------|------|
| LEVEL | NO. | ROOM NAME | AREA | FACTOR | OCCUPANCY TYPE | LOAD |
| LEVEL 2 | P200 | PARKING GARAGE LEVEL P2 | 57255 SF | 200 | PARKING GARAGE | 287 |
| LEVEL 2 | P201 | COMPACTOR ENCLOSURE | 213 SF | 300 | ACCESSORY | 1 |



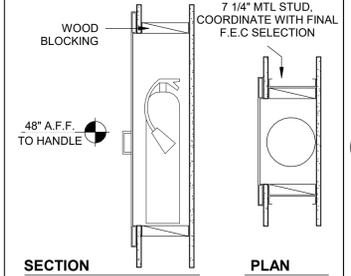
FIRE RATING LEGEND

- UNRATED PARTITION ASSEMBLY
- SMOKE PARTITION ASSEMBLY
- 1 HOUR RATED PARTITION ASSEMBLY
- 2 HOUR RATED PARTITION ASSEMBLY
- 3 HOUR RATED PARTITION ASSEMBLY

LIFE SAFETY LEGEND

- NEW PARTITION
- EXISTING PARTITION
- Room name IDENTIFICATION TAG
- EXIT TRAVEL DISTANCE LINE- SEE TRAVEL DISTANCE SCHEDULE
- TRAVEL PATH ID
- EMERGENCY EXIT SIGNAGE
- FIRE EXTINGUISHER CABINET
- FEC1 - EXISTING FEC
- FEC2 - SURFACE MOUNTED FE
- AREA NOT IN SCOPE
- LIFE SAFETY ROOM TAG
- LIFE SAFETY DOOR TAG

RECESSED FEC DETAIL



TRAVEL DISTANCES

| PATH ID | DISTANCES | MAX ALLOWED |
|---------|------------|-------------|
| 1A | 194' - 1" | 300' |
| 1B | 175' - 9" | 300' |
| 1C | 86' - 1" | 300' |
| 1D | 165' - 8" | 300' |
| 2A | 115' - 7" | 300' |
| 2B | 202' - 2" | 300' |
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| 3C | 78' - 7" | 100' |
| 3D | 168' - 8" | 300' |
| 4A | 135' - 3" | 300' |
| 4B | 208' - 9" | 300' |
| 4C | 76' - 6" | - |
| 4D | 142' - 0" | 100' |
| 5A | 248' - 0" | 100' |
| P1A | 314' - 1" | 300' |
| P1B | 308' - 11" | 300' |
| P2A | 300' - 2" | 300' |
| P2B | 295' - 11" | 300' |

LIFE SAFETY NOTES

- SEE COVER SHEET G00-00 FOR APPLICABLE CODES
- SEE A02-00 INTERIOR PARTITION TYPES FOR ASSOCIATED RATED PARTITION ASSEMBLIES
- OBJECTS WITH LEADING EDGES MORE THAN 27" AND NOT MORE THAN 80" ABOVE THE FLOOR SHALL NOT PROJECT HORIZONTALLY MORE THAN 4" INTO THE CIRCULATION PATH (IBC 1003.3.3)



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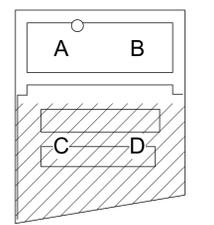
PRELIMINARY SET FOR REVIEW



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7331 E Osborn Dr.
Scottsdale, AZ 85251

KEYPLAN



**LIFE SAFETY PLAN
- LEVEL TWO
GARAGE**

JOB 20083.0000
DATE 11/11/2020
SHEET

SG

WEDGE LED
Adjustable Wedge Series



Specifications
 Beam Size: 4" x 4"
 Depth: 1.5"
 Weight: 11.5 lbs
 Mounting: 1/2" dia

Introduction
 The WEDGE LED is designed to meet the needs of the construction industry for a high-quality, adjustable wedge light fixture. It features a four-way adjustable beam and a four-way adjustable mounting bracket. The WEDGE LED is designed to provide a high-quality, adjustable wedge light fixture for a wide range of applications.

WEDGE Family Overview

| Model | Beam Size | Depth | Weight | Mounting |
|---------------|-----------|-------|----------|----------|
| WEDGE-4" x 4" | 4" x 4" | 1.5" | 11.5 lbs | 1/2" dia |
| WEDGE-6" x 6" | 6" x 6" | 1.5" | 18.5 lbs | 3/4" dia |
| WEDGE-8" x 8" | 8" x 8" | 1.5" | 26.5 lbs | 1" dia |

Ordering Information
 EXAMPLE: WEDGE LED 4" x 4" BK BCR-VF MOUNT SM DBDR

Features & Specifications
WARRANTY
 The WEDGE LED is warranted for a period of 5 years against manufacturing defects. The warranty is void if the fixture is damaged by misuse, accident, or other causes.

Electrical
 Input Voltage: 120V AC
 Input Power: 100W
 Output Power: 80W
 Efficiency: 80%

Performance Data

| Beam Size | Beam Angle | Beam Diameter @ 100' | Beam Diameter @ 200' | Beam Diameter @ 300' |
|-----------|------------|----------------------|----------------------|----------------------|
| 4" x 4" | 15° | 10.4' | 20.8' | 31.2' |
| 6" x 6" | 15° | 15.6' | 31.2' | 46.8' |
| 8" x 8" | 15° | 20.8' | 41.6' | 62.4' |

Accessories
 WEDGE-4" x 4" BK BCR-VF MOUNT SM DBDR
 WEDGE-6" x 6" BK BCR-VF MOUNT SM DBDR
 WEDGE-8" x 8" BK BCR-VF MOUNT SM DBDR

Performance Data
Lumen Output
 WEDGE LED is tested and certified to meet the following lumen output requirements.

| Beam Size | Beam Angle | Lumen Output @ 100' | Lumen Output @ 200' | Lumen Output @ 300' |
|-----------|------------|---------------------|---------------------|---------------------|
| 4" x 4" | 15° | 1000 | 4000 | 9000 |
| 6" x 6" | 15° | 2250 | 9000 | 15750 |
| 8" x 8" | 15° | 4000 | 16000 | 25200 |

Electrical Load

| Beam Size | Beam Angle | Electrical Load @ 100' | Electrical Load @ 200' | Electrical Load @ 300' |
|-----------|------------|------------------------|------------------------|------------------------|
| 4" x 4" | 15° | 1000 | 4000 | 9000 |
| 6" x 6" | 15° | 2250 | 9000 | 15750 |
| 8" x 8" | 15° | 4000 | 16000 | 25200 |

Lumen Ambient Temperature (LAT) Multiplier

| LAT | Multiplier |
|-----------|------------|
| 0° - 30° | 1.0 |
| 30° - 40° | 0.9 |
| 40° - 50° | 0.8 |
| 50° - 60° | 0.7 |
| 60° - 70° | 0.6 |
| 70° - 80° | 0.5 |
| 80° - 90° | 0.4 |

Required LED Lumen Maintenance

| Beam Size | Beam Angle | Required LED Lumen Maintenance |
|-----------|------------|--------------------------------|
| 4" x 4" | 15° | 1000 |
| 6" x 6" | 15° | 2250 |
| 8" x 8" | 15° | 4000 |

Mounting, Options & Accessories
 WEDGE-4" x 4" BK BCR-VF MOUNT SM DBDR
 WEDGE-6" x 6" BK BCR-VF MOUNT SM DBDR
 WEDGE-8" x 8" BK BCR-VF MOUNT SM DBDR

Photometric Diagrams
 WEDGE LED 4" x 4" BK BCR-VF
 WEDGE LED 6" x 6" BK BCR-VF
 WEDGE LED 8" x 8" BK BCR-VF

Emergency Egress Options
 WEDGE LED 4" x 4" BK BCR-VF MOUNT E104
 WEDGE LED 6" x 6" BK BCR-VF MOUNT E104

Dual Switching (DS) Option
 The DS option allows for operational redundancy that is critical for safety. It is available for the WEDGE LED 4" x 4" BK BCR-VF MOUNT E104 and WEDGE LED 6" x 6" BK BCR-VF MOUNT E104.

SK

LED light fixture element - adjustable distribution

Application
 LED lighting elements are critical design features for public areas. They are used for site lighting, parking lot lighting, and general area lighting. They are designed to provide a high-quality, adjustable wedge light fixture for a wide range of applications.

Material
 The LED lighting element is made of high-quality aluminum. It is designed to provide a high-quality, adjustable wedge light fixture for a wide range of applications.

Finish
 The LED lighting element is finished with a high-quality powder coat. It is designed to provide a high-quality, adjustable wedge light fixture for a wide range of applications.

Weight
 The LED lighting element weighs 11.5 lbs. It is designed to provide a high-quality, adjustable wedge light fixture for a wide range of applications.

Dimensions
 The LED lighting element has a beam size of 4" x 4". It is designed to provide a high-quality, adjustable wedge light fixture for a wide range of applications.

Ordering Information
 EXAMPLE: WEDGE LED 4" x 4" BK BCR-VF MOUNT SM DBDR

Photometric Diagrams
 WEDGE LED 4" x 4" BK BCR-VF
 WEDGE LED 6" x 6" BK BCR-VF
 WEDGE LED 8" x 8" BK BCR-VF



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ISSUES

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REVISIONS

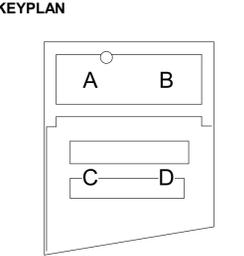
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| 1 | 20201111 | DRB LIGHTING RESUBMITTAL |
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Date of issue: 11/11/2020

Centum Scottsdale
MOB Core and
Shell
7331 E Osborn Dr.
Scottsdale, AZ 85251



SITE LIGHTING CUTSHEETS

JOB 20083.0000
DATE 04/15/20
SHEET

E104



AERIAL VIEW FROM SOUTHWEST CORNER OF SITE



PERSPECTIVE FROM NORTHEAST CORNER OF SITE

C O R G A N

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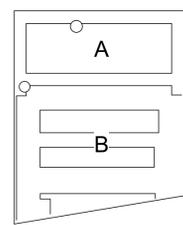
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Date of issue:
04/15/2020

**Centum Scottsdale
MOB Core and
Shell**
7331 E Osborn Dr.
Scottsdale, AZ 85251

KEYPLAN

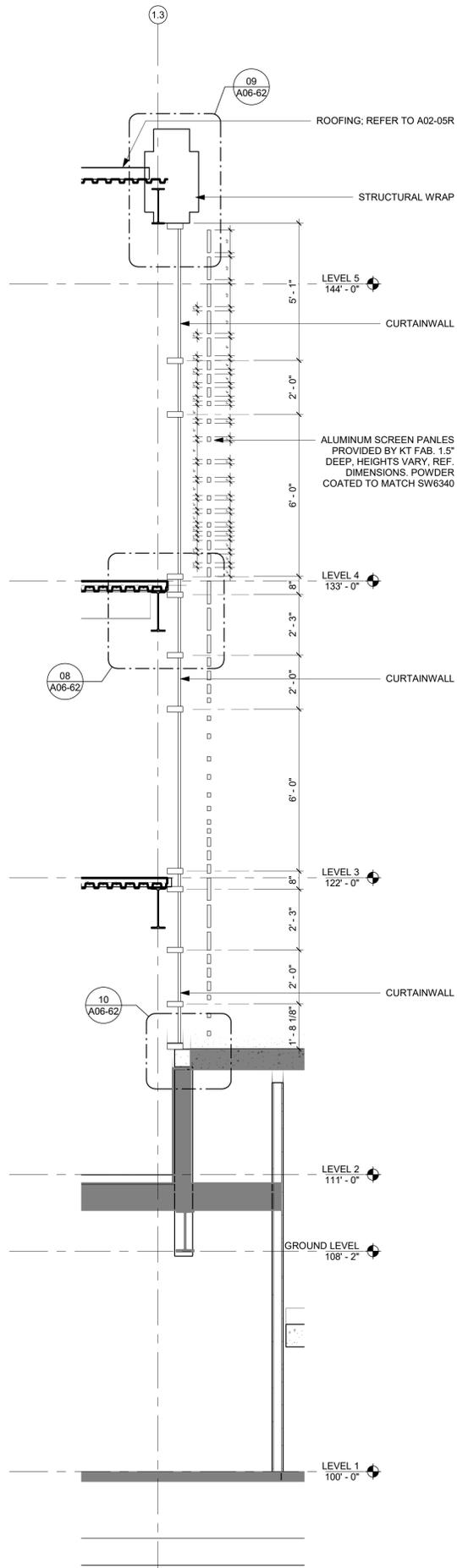


40.1 -
PERSPECTIVES
(ARCH D)

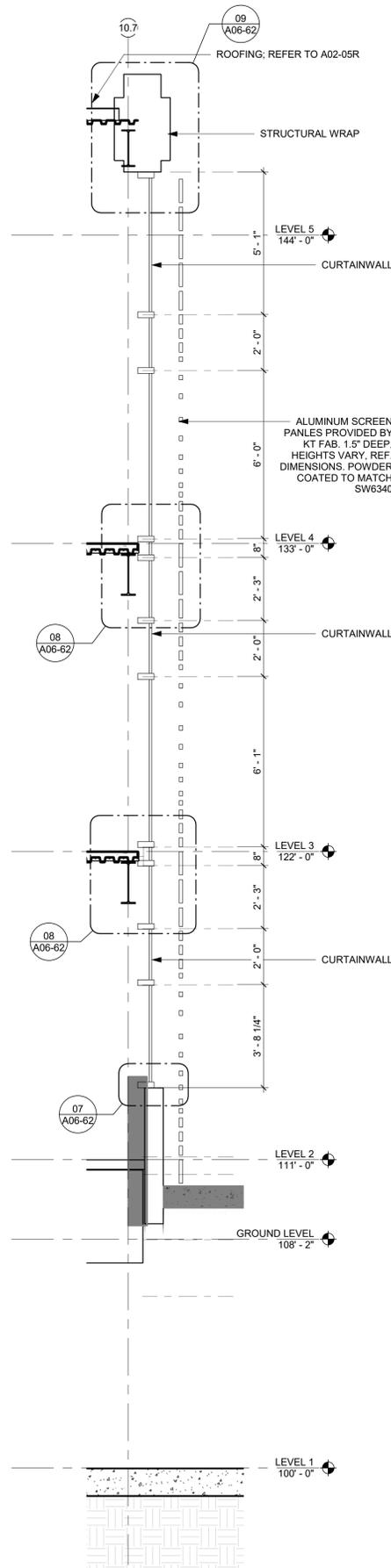
JOB 20083.0000
DATE 04/15/2020
SHEET

40.1

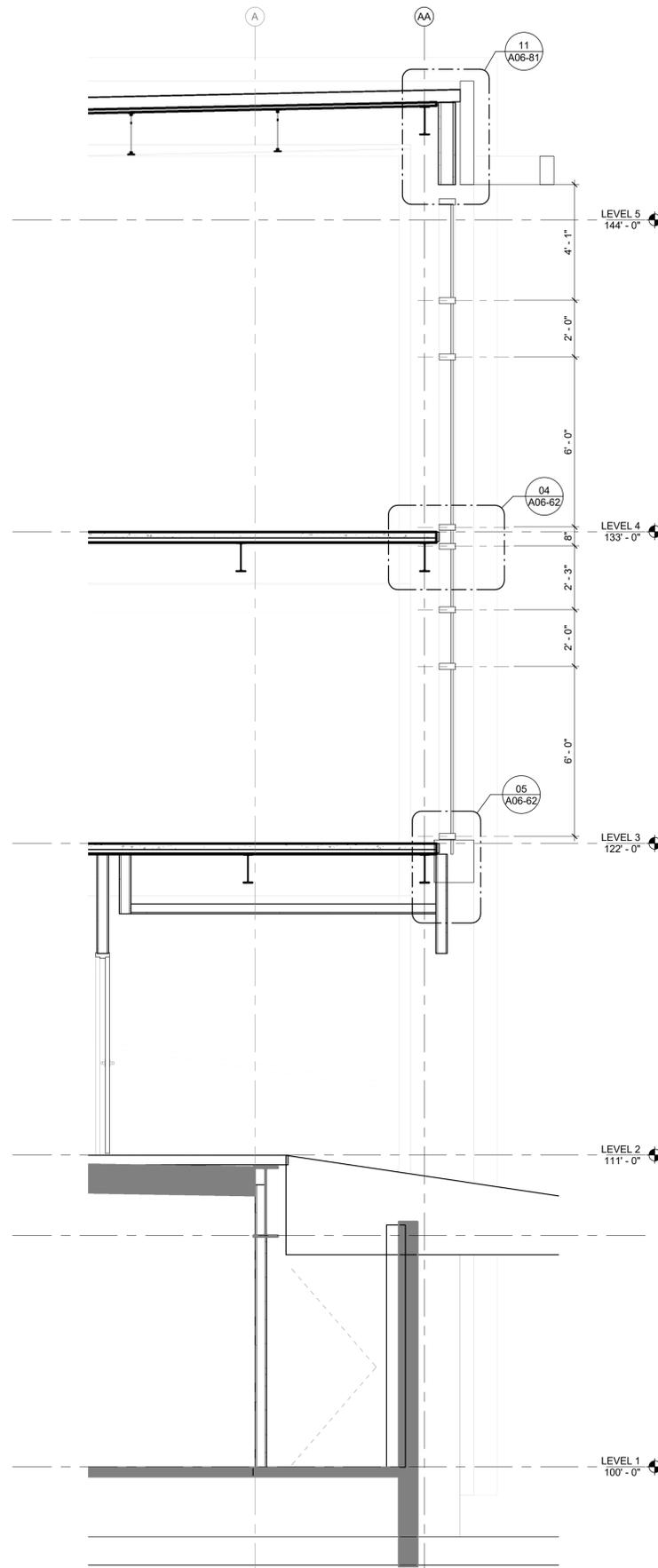
6/11/2020 10:27:40 PM A06-21 WALL SECTIONS - CURTAIN WALL



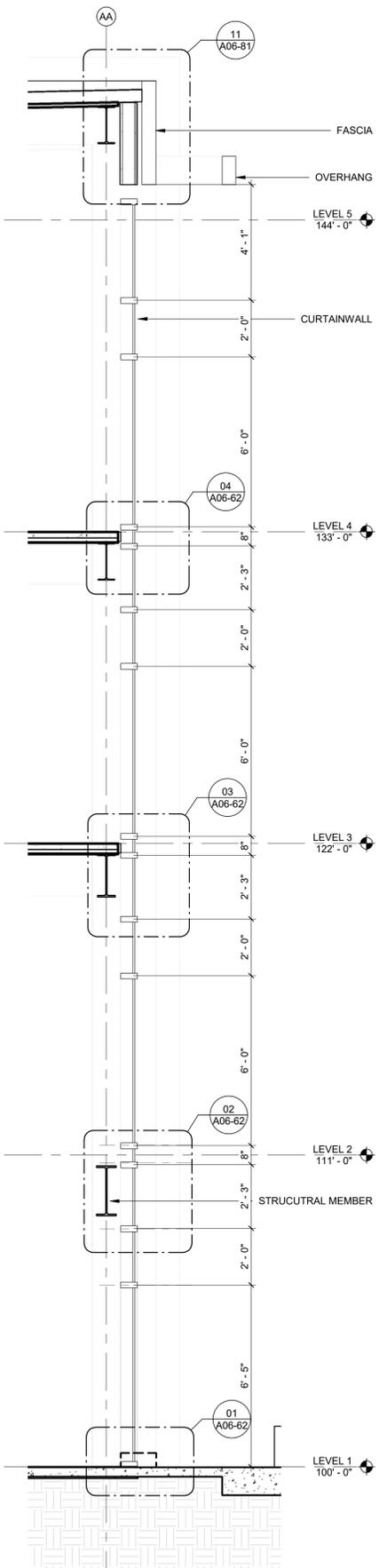
4 WALL SECTION @ E.W. CURTAIN WALL 2
3/8" = 1'-0"



3 WALL SECTION @ E. & W. CURTAIN WALL
3/8" = 1'-0"



2 WALL SECTION @ NORTH ENTRANCE
3/8" = 1'-0"



1 WALL SECTION @ N. CURTAIN WALL
3/8" = 1'-0"



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| ISSUES | |
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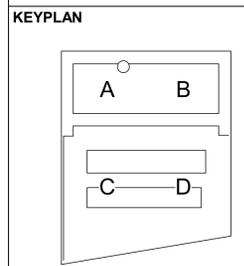
| REVISIONS | |
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This document is incomplete and may not be used for regulatory approval, permit or construction.

Date of issue:
04/30/2020

Centum Scottsdale MOB Core and Shell

7331 E Osborn Dr.
Scottsdale, AZ 85251



WALL SECTIONS - CURTAIN WALL

JOB 20083.0000
DATE 04/30/2020
SHEET

A06-21
14-DR-2020
11/12/2020



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| ISSUES | |
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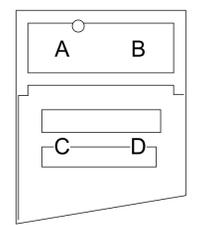
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Date of issue:
12/11/2020

Centum Scottsdale MOB Core and Shell

7331 E Osborn Dr.
Scottsdale, AZ 85251

KEYPLAN

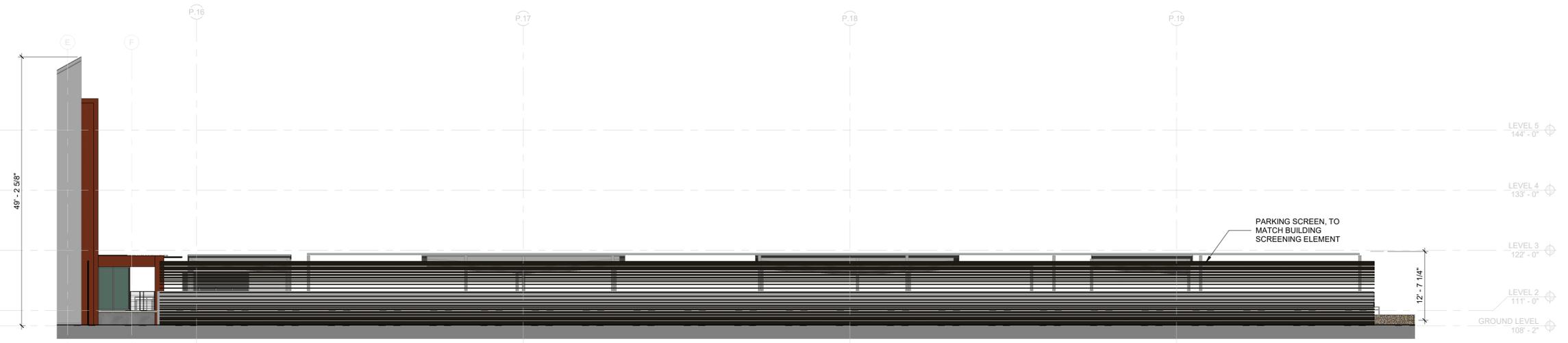


38.8 - BUILDING ELEVATIONS - GARAGE - COLOR (ARCH D)

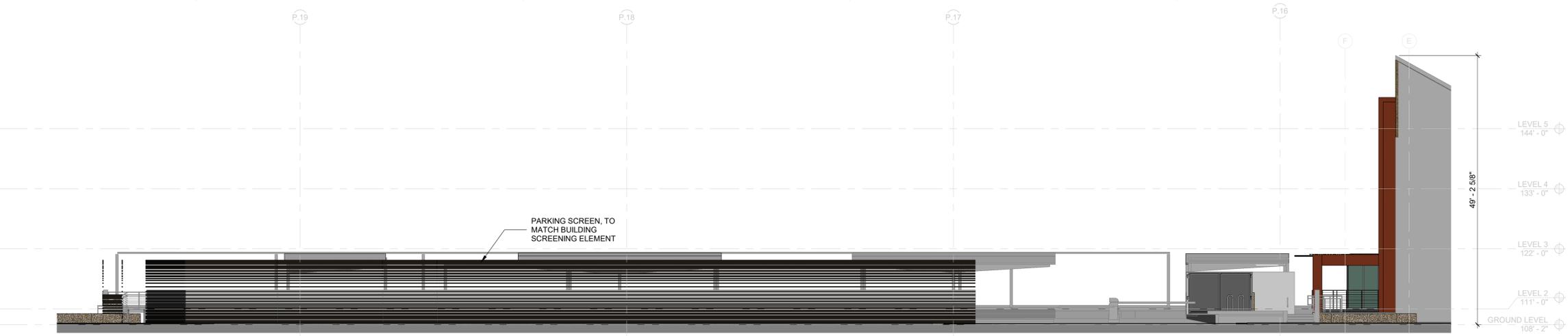
JOB 20083.0000
DATE 12/11/2020
SHEET

38.8

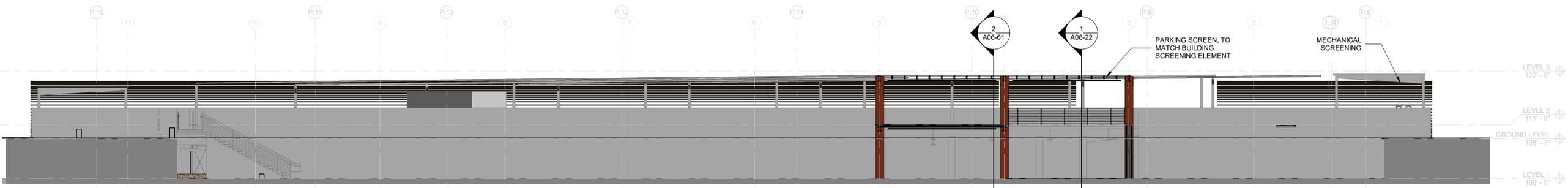
14-DR-2020_V3
12/17/20



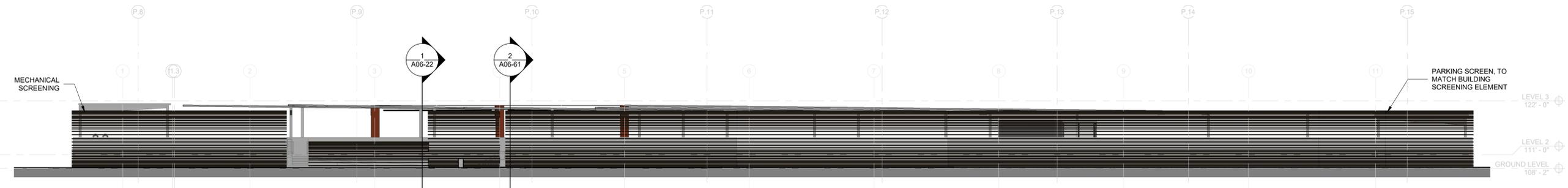
4 BUILDING ELEVATIONS - C - GARAGE - WEST
3/32" = 1'-0"



3 BUILDING ELEVATIONS - C - GARAGE - EAST
3/32" = 1'-0"



2 BUILDING ELEVATIONS - C - GARAGE - NORTH
3/32" = 1'-0"



1 BUILDING ELEVATIONS - C - GARAGE - SOUTH
3/32" = 1'-0"

12/8/2020 9:43:20 AM 38.8 - BUILDING ELEVATIONS - GARAGE - COLOR (ARCH D) 38.8



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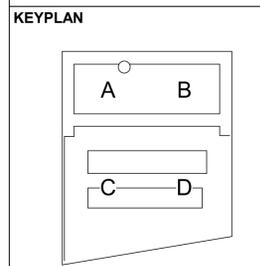
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Date of issue:
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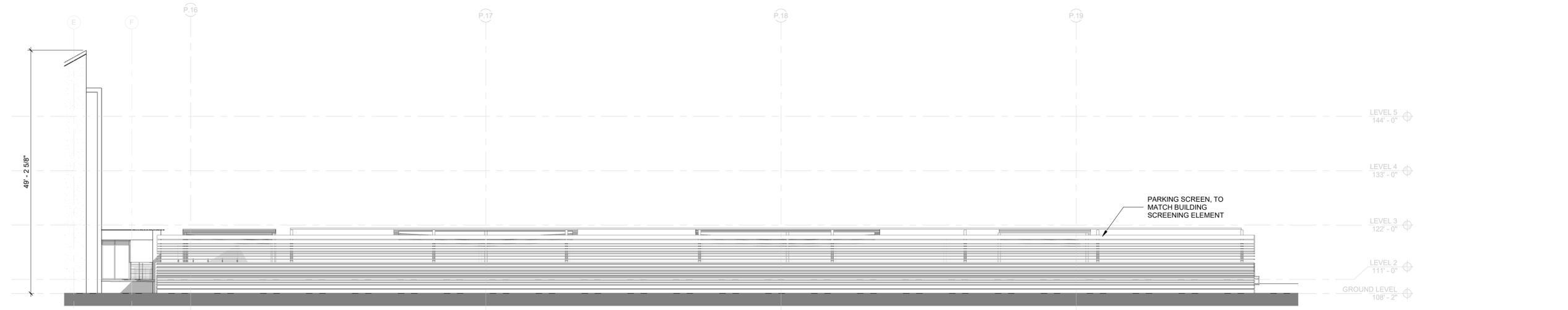
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Scottsdale, AZ 85251



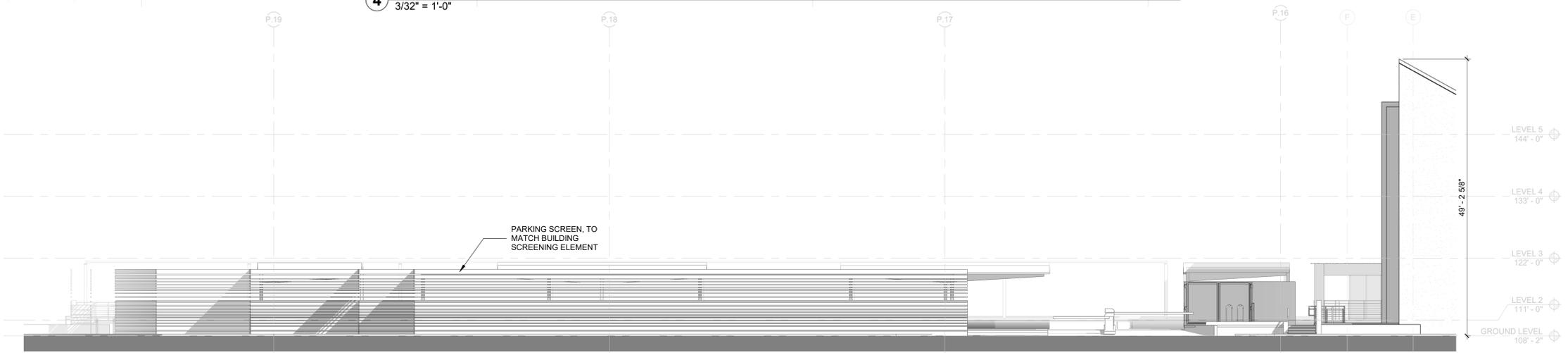
38.7 - BUILDING ELEVATIONS - GARAGE - B&W (ARCH D)

JOB 20083.0000
DATE 12/11/2020
SHEET

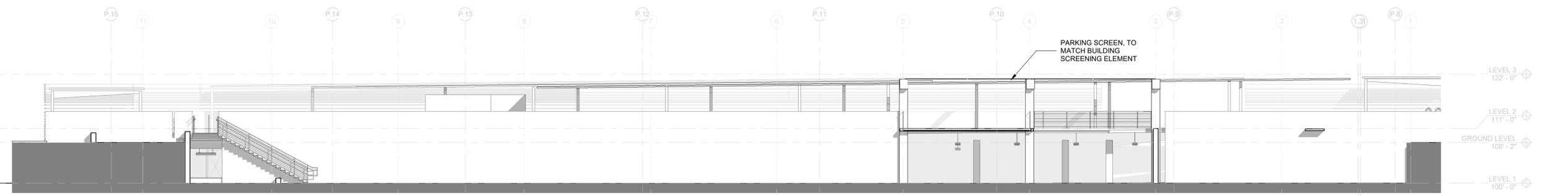
38.7



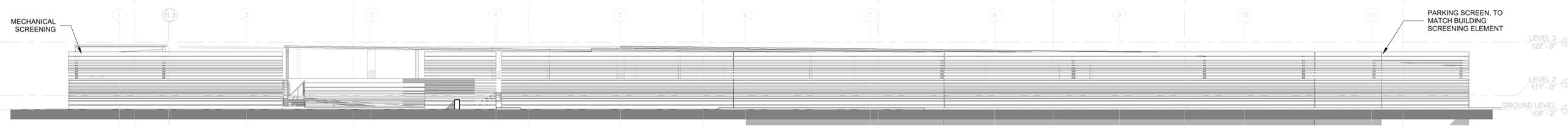
4 BUILDING ELEVATIONS - B&W - GARAGE - WEST - DRB
3/32" = 1'-0"



3 BUILDING ELEVATIONS - B&W - GARAGE - EAST - DRB
3/32" = 1'-0"



2 BUILDING ELEVATIONS - B&W - GARAGE - NORTH - DRB
3/32" = 1'-0"



1 BUILDING ELEVATIONS - B&W - GARAGE - SOUTH - DRB
3/32" = 1'-0"

12/8/2020 9:42:10 AM 38.7 - BUILDING ELEVATIONS - GARAGE - B&W (ARCH D) 38.7

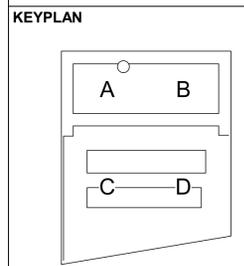
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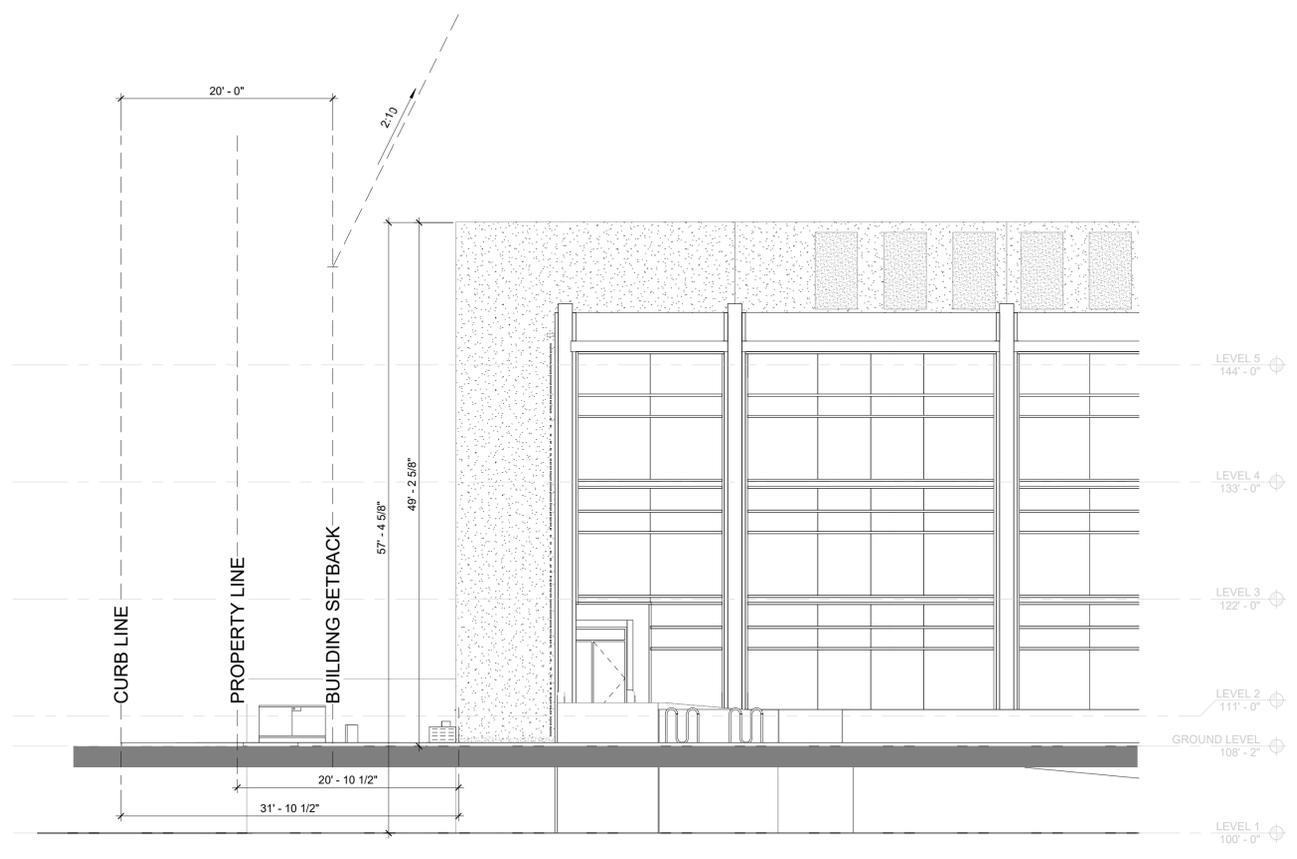
Date of issue:
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MOB Core and Shell
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Scottsdale, AZ 85251

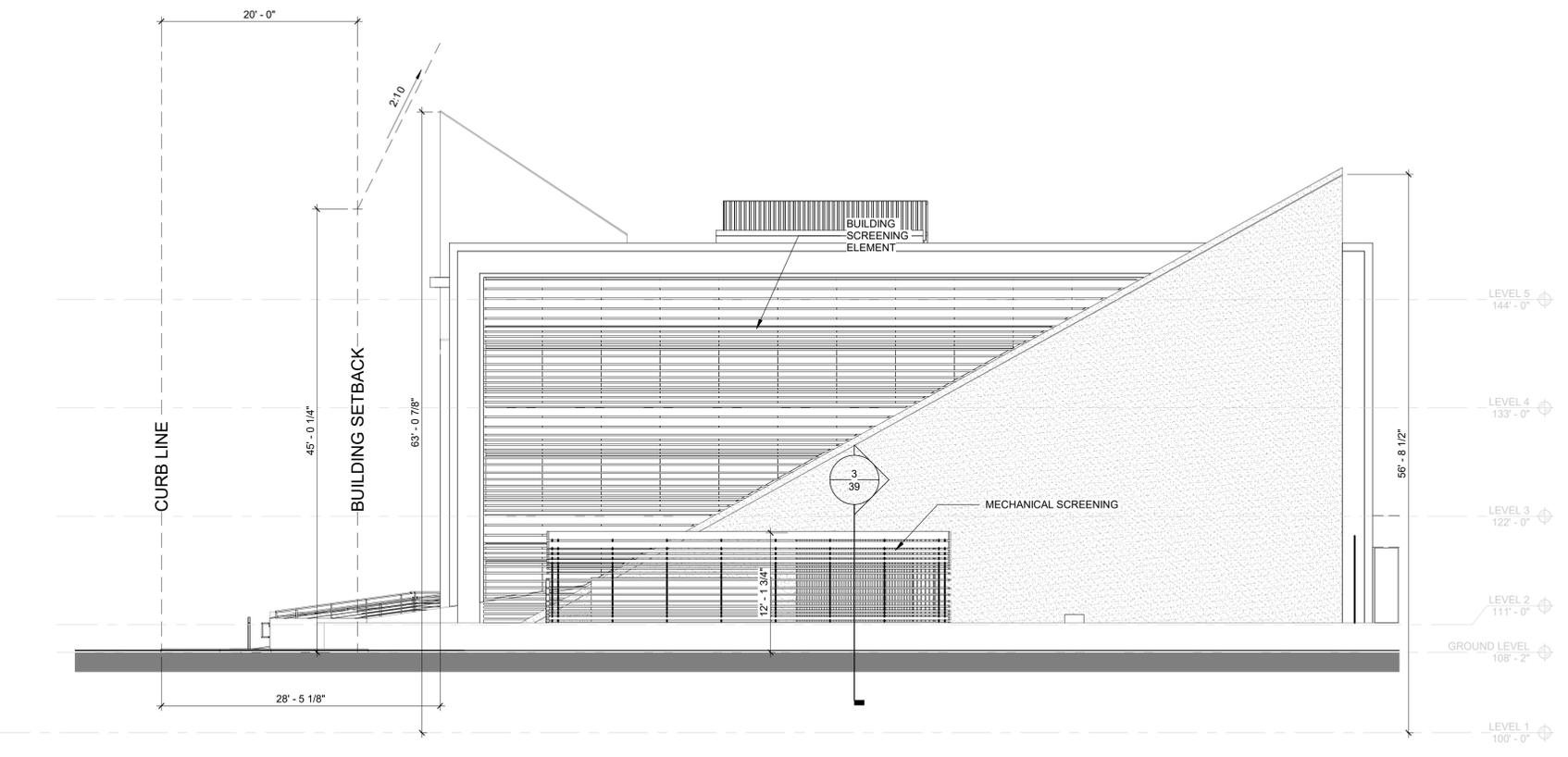


39 - BUILDING ELEVATIONS WORKSHEET(S)

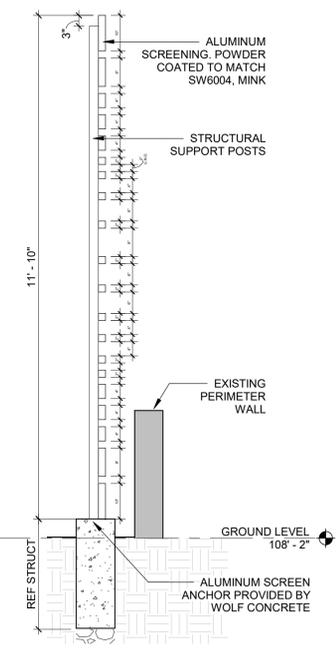
JOB 20083.0000
DATE 12/11/2020
SHEET



2 EXTERIOR MOB ELEVATION - NORTH - DRB E.W.
1/8" = 1'-0"

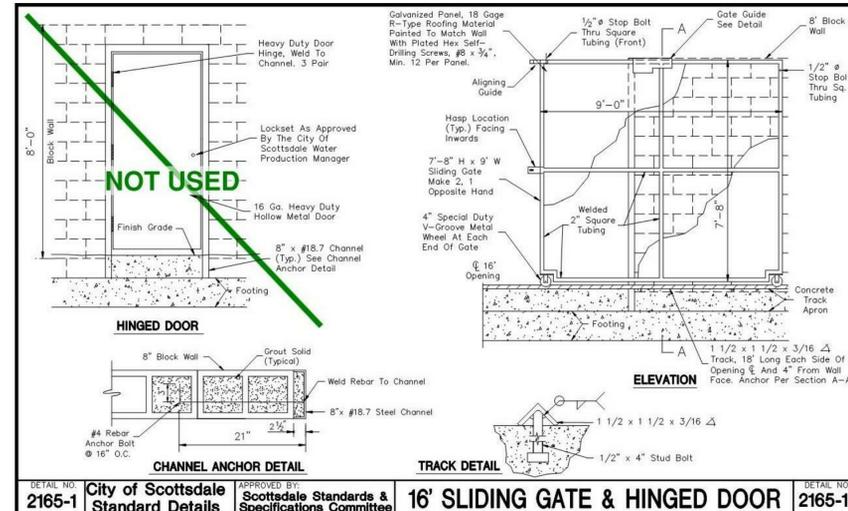


1 EXTERIOR MOB ELEVATION - EAST - DRB E.W.
1/8" = 1'-0"

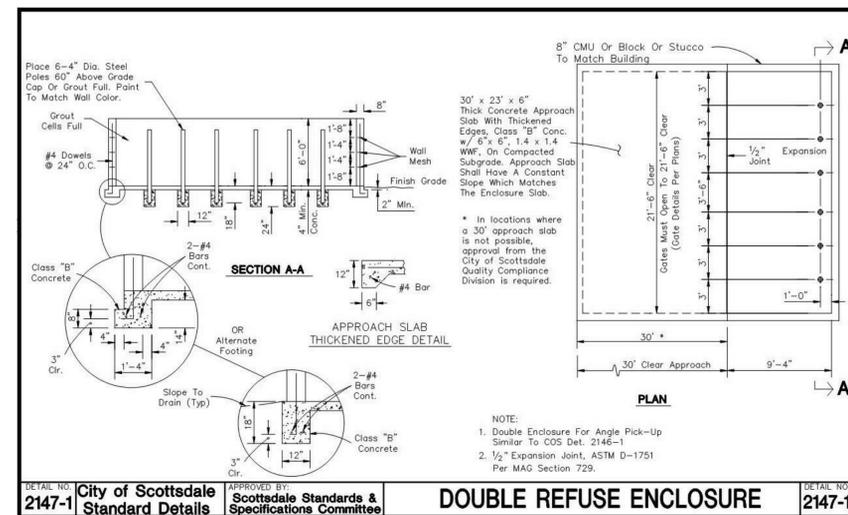


3 SECTION AT MECH YARD SCREENING
1/2" = 1'-0"

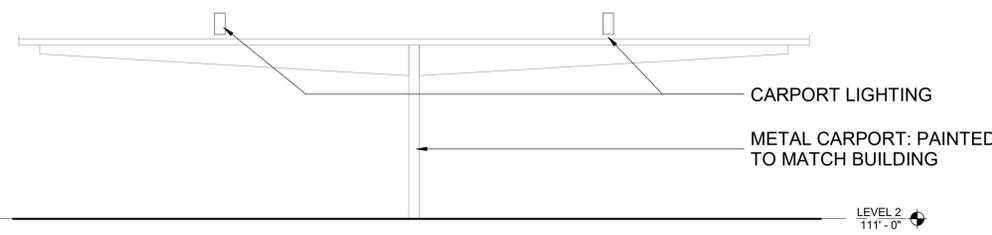
12/8/2020 9:53:12 AM 25.1 - SITE DETAILS (ARCH D)



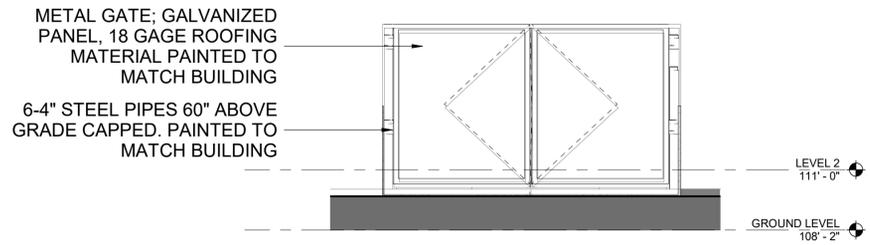
FOR REFERENCE ONLY



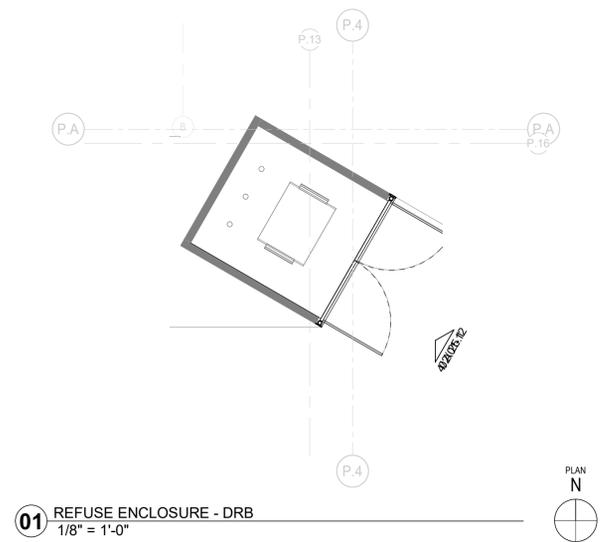
FOR REFERENCE ONLY



03 ELEVATION - CARPORT - DRB
1/4" = 1'-0"



02 REFUSE ENCLOSURE - FRONT DRB
1/4" = 1'-0"



01 REFUSE ENCLOSURE - DRB
1/8" = 1'-0"



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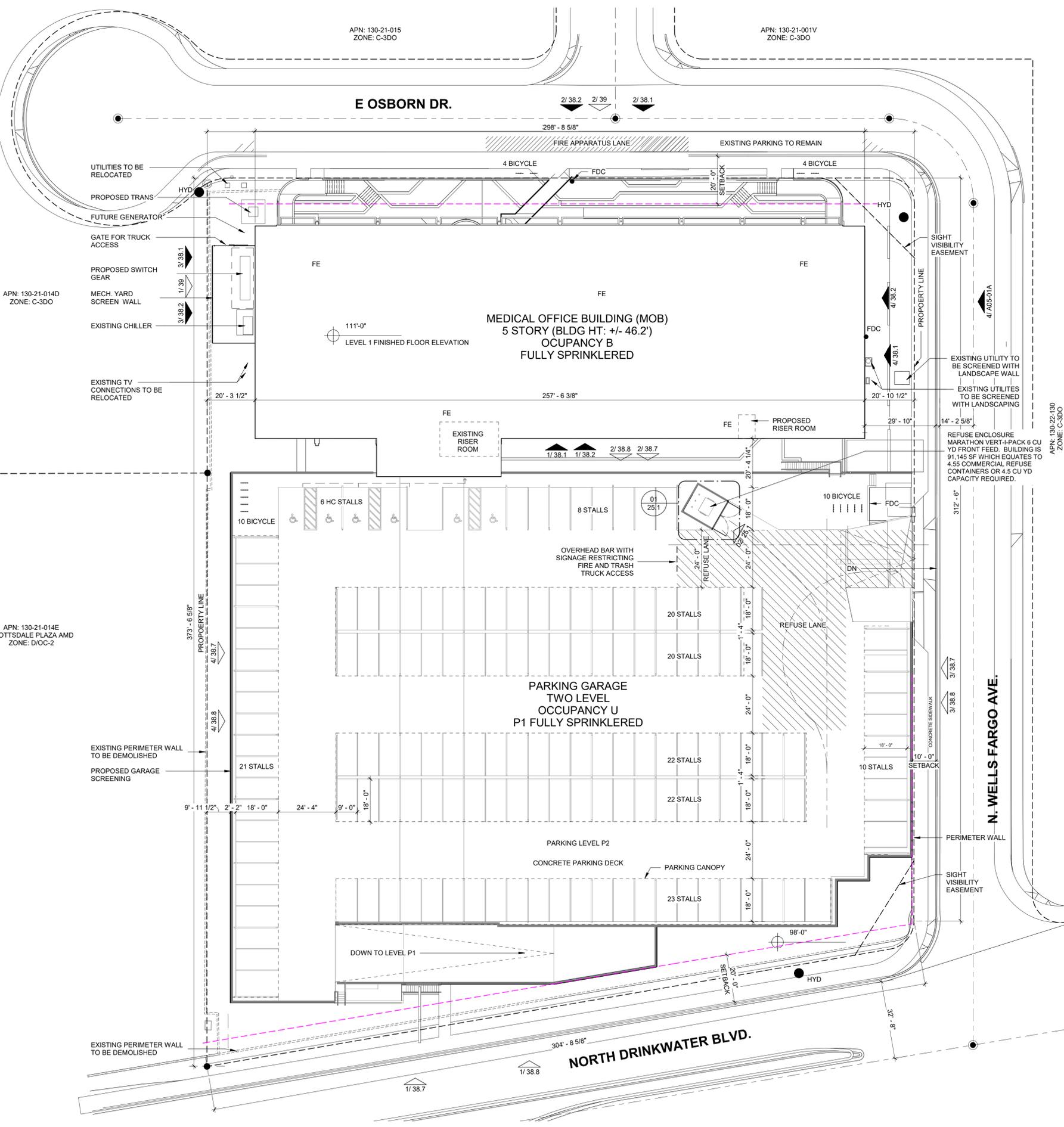
Date of issue:
12/11/2020

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MOB Core and
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7331 E Osborn Dr.
Scottsdale, AZ 85251

25.1 - SITE DETAILS (ARCH D)

JOB 20083.0000
DATE 12/11/2020
SHEET

25.1
14-DR-2020 JV3
12/17/20



PROJECT DATA AND CODE INFORMATION

| PROJECT DATA | | | |
|--|---|---------------------------|---|
| PROJECT NAME: | Centum Scottsdale MOB Core and Shell | | |
| PROJECT ADDRESS: | 7331 E Osborn Dr. Scottsdale, AZ 85251 | | |
| OWNER: | CENTUM | | |
| APPLICABLE CODES | | | |
| NOTE: INCLUDED IN SPECIFICATION SECTION 014100 REGULATORY REQUIREMENTS | | | |
| BUILDING CODE: | 2015 IBC WITH AMENDMENTS | | |
| ACCESSIBILITY CODE: | 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN | | |
| ELECTRICAL CODE: | 2014 NEC WITH AMENDMENTS | | |
| ENERGY CODE: | 2015 IECC WITH AMENDMENTS | | |
| FIRE CODE: | 2015 IFC WITH AMENDMENTS | | |
| MECHANICAL CODE: | 2015 IMC WITH AMENDMENTS | | |
| PLUMBING CODE: | 2015 IPC WITH AMENDMENTS | | |
| REGIONAL OR MUNICIPAL CODE: | 2015 INTERNATIONAL GREEN BUILDING CONSTRUCTION CODE | | |
| PROJECT AREAS & COUNTS | | | |
| ASSESSOR'S PARCEL NUMBER: | APN: 130-21-055 | BICYCLE PARKING: | REQD: 28 PROVIDED: 28 |
| PARCEL ZONE: | C-3 DO | (9.103) CALCULATIONS: | (BICYCLE PARKING) $280(10)/28$ |
| OLD TOWN DISTRICT CLASS: | MEDICAL DISTRICT | GARAGE GROSS AREA P1: | 57,372 FT ² |
| OLD TOWN TYPE CLASS: | TYPE 3 | GARAGE GROSS AREA P2: | 57,255 FT ² |
| LOT AREA GROSS / NET: | 103,930 FT ² / 80,129 FT ² | | |
| FLOOR AREA RATIO: | 91% | PARKING COUNTS | REQD PROV SIZE |
| TOTAL BUILDING AREA: | 95,115 SF | TOTAL SITE PARKING: | 304 317 VARIES |
| FLOOR AREA LEVEL 1: | 23,801 SF | CALCULATIONS: | |
| LEVEL 2: | 22,902 SF | GARAGE STANDARD STALLS: | 296 309 9'x18' |
| LEVEL 3: | 22,414 SF | CALCULATIONS: | |
| LEVEL 4: | 22,028 SF | GARAGE ACCESSIBLE STALLS: | 8 8 11'x18' |
| LEVEL 5: | 3,970 SF | CALCULATIONS: | |
| LIFE SAFETY INFORMATION | | REFERENCE | |
| USE OR OCCUPANCY CLASSIFICATION | | | |
| OCCUPANCY: | MOB: B-BUSINESS | | |
| | GARAGE: U-UTILITY & MISCELLANEOUS | | |
| TYPE OF CONSTRUCTION | | | |
| CONSTRUCTION TYPE: | MOB: II-B | | |
| | GARAGE: II-B | | |
| FIRE PROTECTION REQUIREMENTS | | | |
| BEARING WALLS: INT./EXT. | 0 Hr | | IBC'15 TABLE 601 |
| NONBEARING WALLS: INT./EXT. | 0 Hr | | IBC'15 TABLE 601 |
| ROOF / CEILING: | 0 Hr | | IBC'15 TABLE 601 |
| FLOOR / CEILING: | 0 Hr | | IBC'15 TABLE 601 |
| STRUCTURAL FRAME / COLUMNS: | 0 Hr | | IBC'15 TABLE 601 |
| RATED SEPARATIONS: | REFER TO LIFESAFETY PLANS | | |
| DESIGN LIMITATIONS | | | |
| | MAX. ALLOWED | MAX. PROVIDED | |
| HEIGHT: | 66' - 0" | 46' - 3" | IBC'15 TABLE 504.3 |
| AREA: | 111219 SF | 95115 SF | TABLE 5.3006B OF THE PDS |
| MEANS OF EGRESS | | | |
| | MAX. ALLOWED | MAX. PROVIDED | |
| TRAVEL DISTANCE TO EXIT: | 300' - 0" | REF. LIFE SAFETY SHEETS | IBC'15 TABLE 1017.2 & 1006.2.1 |
| TOTAL OCCUPANT LOAD: | 0 | 975 | IBC'15 TABLE 1004.1.2 |
| | MOB <math><1>275 + <2>223 + <3>220 + <4>213 + <5>9 = 940</math> | | |
| | PARKING GARAGE <math><P1>272 + <P2>270 = 542</math> | | |
| EGRESS WIDTH PER OCCUPANT | | | |
| | MIN. ALLOWED | PROVIDED | |
| 0.2' STAIRS: | 2' - 8" | 3' - 0" | IBC'15 1005.3.1 |
| | (OCCUPANT LOAD) x 2" | | IBC'15 1005.3.1 |
| 0.15' DOORS: | 2' - 8" | 3' - 0" | IBC'15 1010.1.1 |
| | 32" MIN LEAF | | IBC'15 1010.1.1 |



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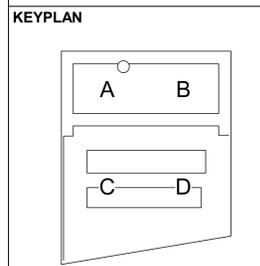
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Date of issue: 12/11/2020

Centum Scottsdale
MOB Core and Shell
 7331 E Osborn Dr.
 Scottsdale, AZ 85251



23.1 - SITE PLAN (ARCH D)

JOB 20083.0000
DATE 12/11/2020
SHEET

23.1

12/8/2020 9:34:30 AM 23.1 - SITE PLAN (ARCH D)

1 SITE PLAN - DRB
3/64" = 1'-0"



Enter Owner Address
(ctrl+Enter for 2nd line.)
T: Enter Owner Phone
F: Enter Owner Fax
CONTACT: Enter Owner Contact
email: Enter Owner Contact Email

CENTUM

Centum Scottsdale MOB Core and Shell

DESIGN REVIEW BOARD (DRB) ISSUE SET

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ARCHITECT

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CONTACT 2: Enter Contact 2
email: Contact.2@corgan.com
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CIVIL

KIMILEY-HORN
7740 N. 16th Street, Suite 300
Phoenix, AZ 85020
T: 602.906.1103

LANDSCAPE

KIMLEY-HORN
7740 N. 16th Street, Suite 300
Phoenix, AZ 85020
T: 602.906.1103

STRUCTURAL

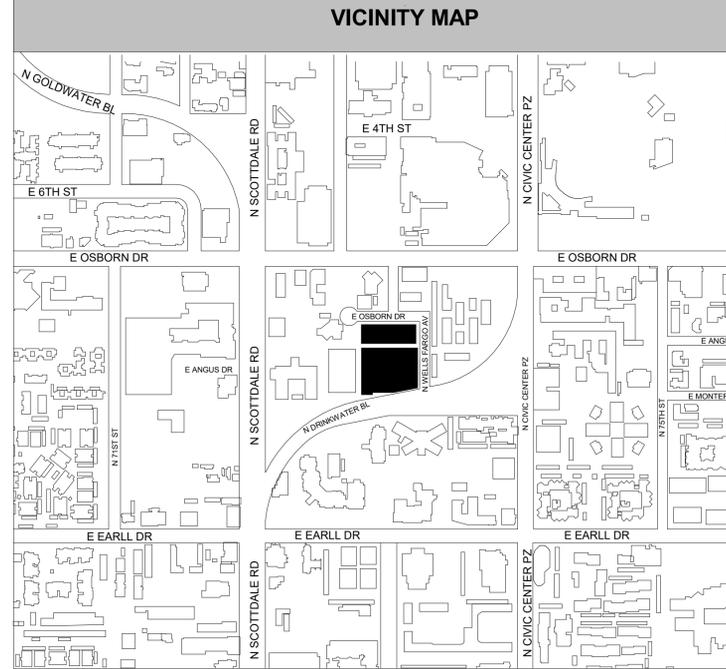
AG&E ASSOCIATES, PLLC

15280 Addison Road, Suite 310
Addison, Texas 75001
T: 214.520.7202
CONTACT: Ian Babcock, PE
email: ibabcock@age-se.com

MEP

AEI

4742 N. 24th Street, Suite 100
Phoenix, AZ 85016
T: 602.429.5830



PROJECT DATA AND CODE INFORMATION

| PROJECT DATA | |
|--|---|
| PROJECT NAME: | Centum Scottsdale MOB Core and Shell |
| PROJECT ADDRESS: | 7331 E Osborn Dr, Scottsdale, AZ 85251 |
| OWNER: | CENTUM |
| APPLICABLE CODES NOTE: INCLUDED IN SPECIFICATION SECTION 014100 REGULATORY REQUIREMENTS | |
| BUILDING CODE: | 2015 IBC WITH AMENDMENTS |
| ACCESSIBILITY CODE: | 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN |
| ELECTRICAL CODE: | 2014 NEC WITH AMENDMENTS |
| ENERGY CODE: | 2015 IECC WITH AMENDMENTS |
| FIRE CODE: | 2015 IFC WITH AMENDMENTS |
| MECHANICAL CODE: | 2015 IMC WITH AMENDMENTS |
| PLUMBING CODE: | 2015 IPC WITH AMENDMENTS |
| REGIONAL OR MUNICIPAL CODE: | 2015 INTERNATIONAL GREEN BUILDING CONSTRUCTION CODE |
| PROJECT AREAS & COUNTS | |
| ASSESSOR'S PARCEL NUMBER: | APN: 130-21-055 |
| PARCEL ZONE: | C-3 DO |
| OLD TOWN DISTRICT CLASS: | MEDICAL DISTRICT |
| OLD TOWN TYPE CLASS: | TYPE 3 |
| LOT AREA GROSS / NET: | 103,930 FT ² / 80,129 FT ² |
| FLOOR AREA RATIO: | 91% |
| TOTAL BUILDING AREA: | 95,115 SF |
| FLOOR AREA LEVEL 1: | 23,801 SF |
| LEVEL 2: | 22,902 SF |
| LEVEL 3: | 22,414 SF |
| LEVEL 4: | 22,028 SF |
| LEVEL 5: | 3,970 SF |
| BICYCLE PARKING: | REQD: 15 PROVIDED: 31 |
| (9.103) CALCULATIONS: | (PARKING=305/10)=30.5 |
| GARAGE GROSS AREA P1: | 54,238 FT ² |
| GARAGE GROSS AREA P2: | 49,931 FT ² |
| PARKING COUNTS: | REQD: 305 SIZE: VARIES |
| TOTAL SITE PARKING: | CALCULATIONS: (STREET+10)+(P1+145+3)+(P2+142+5)=305 |
| GARAGE STANDARD STALLS: | 287 |
| CALCULATIONS: | (P1+145)+(P2+142)=287 |
| GARAGE ACCESSIBLE STALLS: | 8 |
| CALCULATIONS: | (P1+3)+(P2+5)=8 |
| LIFE SAFETY INFORMATION | |
| USE OR OCCUPANCY CLASSIFICATION | |
| OCCUPANCY: | MOB: B-BUSINESS |
| GARAGE: | U-UTILITY & MISCELLANEOUS |
| TYPE OF CONSTRUCTION | |
| CONSTRUCTION TYPE: | MOB: II-B |
| GARAGE: | II-B |
| FIRE PROTECTION REQUIREMENTS | |
| BEARING WALLS: INT./EXT.: | - |
| NONBEARING WALLS: INT./EXT.: | - |
| ROOF / CEILING: | - |
| FLOOR / CEILING: | - |
| STRUCTURAL FRAME / COLUMNS: | - |
| RATED SEPARATIONS: | - |
| DESIGN LIMITATIONS | |
| HEIGHT: | 66' - 0" |
| AREA: | 111219 SF |
| MAX. ALLOWED: | 46' - 3" |
| MAX. PROVIDED: | 95115 SF |
| TABLE 5.3006B OF THE PDS | |
| MEANS OF EGRESS | |
| TRAVEL DISTANCE TO EXIT: | 0' - 0" |
| TOTAL OCCUPANT LOAD: | 0 |
| MAX. ALLOWED: | 0' - 0" |
| MAX. PROVIDED: | 0' - 0" |
| EGRESS WIDTH PER OCCUPANT | |
| 0.2' STAIRS: | 0' - 0" |
| 0.15' DOORS: | 0' - 0" |
| MIN. ALLOWED: | 0' - 0" |
| PROVIDED: | 0' - 0" |

ISSUES

01 ?????? - ISSUE FOR CSP

REVISIONS

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EXPIRES 9-30-2021

| DRB SHEET INDEX | |
|-----------------|--|
| Sheet Number | Sheet Name |
| 00 | 00 - DRB COVER |
| 01 | 01 - DEVELOPMENT REVIEW APPLICATION CHECKLIST |
| 02 | 02 - APPLICATION FEE |
| 03 | 03 - COMPLETED DEVELOPMENT APPLICATION FORM |
| 04 | 04 - NOT REQUIRED |
| 05 | 05 - LETTER OF AUTHORIZATION FORM |
| 06 | 06 - AFFIDAVIT OF AUTHORIZATION TO ACT FOR PROPERTY OWNER FORM |
| 07 | 07 - APPEALS OF REQUIRED DEDICATIONS OR EXACTIONS FORM |
| 08 | 08 - COMMITMENT FOR TITLE INSURANCE FORM + A&B |
| 09 | 09 - LEGAL DESCRIPTION |
| 10 | 10 - RESULT OF ALTA SURVEY |
| 11 | 11 - REQUEST FOR SITE VISITOR INSPECTIONS FORM |
| 12 | 12 - NOT REQUIRED |
| 13 | 13 - DESIGN GUIDELINES OLD TOWN SCOTTSDALE U.D.&A.G. |
| 14 | 14 - PUBLIC PARTICIPATION PROCESS REQUIREMENTS (ATTACHMENT A) - REFER TO ITEM # 15 |
| 15 | 15 - REQUEST FOR NEIGHBORHOOD GROUP CONTACT INFORMATION FORM |
| 16.1 | 16.1 - PHOTO EXHIBIT OF EXISTING CONDITIONS MAP |
| 16.2 | 16.2 - PHOTOGRAPHS |
| 16.3 | 16.3 - PHOTOGRAPHS |
| 16.4 | 16.4 - PHOTOGRAPHS |
| 16.5 | 16.5 - PHOTOGRAPHS |
| 16.6 | 16.6 - NEWLY DEVELOPED PROPERTIES MAP |
| 17 | 17 - NOT REQUIRED |
| 18 | 18 - NOT REQUIRED |
| 19 | 19 - NOT REQUIRED |
| 20 | 20 - PLAN & REPORT REQUIREMENTS FOR DEVELOPMENT APPLICATIONS CHECKLIST FORM |
| 21 | 21 - PROJECT NARRATIVE |
| 22.1 | 22.1 CONTEXT ARIAL WITH THE PROPOSAL SITE IMPROVEMENTS SUPERIMPOSED (ARCH D) |
| 22.2 | 22.2 CONTEXT ARIAL WITH THE PROPOSAL SITE IMPROVEMENTS SUPERIMPOSED (TABLOID) |
| 22.3 | 22.3 CONTEXT ARIAL WITH THE PROPOSAL SITE IMPROVEMENTS SUPERIMPOSED (LETTER) |
| 23.1 | 23.1 - SITE PLAN (ARCH D) |
| 23.2 | 23.2 - SITE PLAN (TABLOID) |
| 23.3 | 23.3 - SITE PLAN (LETTER) |
| 23.4 | 23.4 - UTILITY PLAN (ARCH D) |
| 23.5 | 23.5 - UTILITY PLAN (TABLOID) |
| 23.6 | 23.6 - UTILITY PLAN (LETTER) |
| 23.7 | 23.7 - GRADING PLAN (ARCH D) |
| 23.8 | 23.8 - GRADING PLAN (TABLOID) |
| 23.9 | 23.9 - GRADING PLAN (LETTER) |
| 24 | 24 - NOT REQUIRED |
| 25.1 | 25.1 - SITE DETAILS (ARCH D) |
| 25.2 | 25.2 - SITE DETAILS (TABLOID) |
| 25.3 | 25.3 - SITE DETAILS (LETTER) |
| 26 | 26 - NOT REQUIRED |
| 27 | 27 - NOT REQUIRED |
| 28 | 28 - NOT REQUIRED |
| 29 | 29 - NOT REQUIRED |
| 30 | 30 - NOT REQUIRED |
| 31.1 | 31.1 - LANDSCAPE PLAN (ARCH D) |
| 31.2 | 31.2 - LANDSCAPE PLAN (TABLOID) |
| 31.3 | 31.3 - LANDSCAPE PLAN (LETTER) |

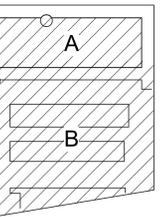
| DRB SHEET INDEX | |
|-----------------|--|
| Sheet Number | Sheet Name |
| 32 | 32 - NOT REQUIRED |
| 33 | 33 - NOT REQUIRED |
| 34 | 34 - NOT REQUIRED |
| 35 | 35 - NOT REQUIRED |
| 36 | 36 - NOT REQUIRED |
| 37 | 37 - NOT REQUIRED |
| 38.1 | 38.1 - BUILDING ELEVATIONS - MOB - B&W (ARCH D) |
| 38.2 | 38.2 - BUILDING ELEVATIONS - MOB - COLOR (ARCH D) |
| 38.3 | 38.3 - BUILDING ELEVATIONS - MOB - B&W (TABLOID) |
| 38.4 | 38.4 - BUILDING ELEVATIONS - MOB - COLOR (TABLOID) |
| 38.5 | 38.5 - BUILDING ELEVATIONS - MOB - B&W (LETTER) |
| 38.6 | 38.6 - BUILDING ELEVATIONS - MOB - COLOR (LETTER) |
| 38.7 | 38.7 - BUILDING ELEVATIONS - GARAGE - B&W (ARCH D) |
| 38.8 | 38.8 - BUILDING ELEVATIONS - GARAGE - COLOR (ARCH D) |
| 38.9 | 38.9 - BUILDING ELEVATIONS - GARAGE - B&W (TABLOID) |
| 38.10 | 38.10 - BUILDING ELEVATIONS - GARAGE - COLOR (TABLOID) |
| 38.11 | 38.11 - BUILDING ELEVATIONS - GARAGE - B&W (LETTER) |
| 38.12 | 38.12 - BUILDING ELEVATIONS - GARAGE - COLOR (LETTER) |
| 39 | 39 - BUILDING ELEVATIONS WORKSHEET(S) |
| 40.1 | 40.1 - PERSPECTIVES (ARCH D) |
| 40.2 | 40.2 - PERSPECTIVES (TABLOID) |
| 40.3 | 40.3 - PERSPECTIVES (LETTER) |
| 41 | 41 - NOT REQUIRED |
| 42 | 42 - NOT REQUIRED |
| 43.1 | 43.1 - FLOOR PLANS LEVEL 1 (ARCH D) |
| 43.2 | 43.2 - FLOOR PLANS LEVEL 2 (ARCH D) |
| 43.3 | 43.3 - FLOOR PLANS LEVEL 3 (ARCH D) |
| 43.4 | 43.4 - FLOOR PLANS LEVEL 4 & 5 (ARCH D) |
| 43.5 | 43.5 - FLOOR PLANS LEVEL 1 (TABLOID) |
| 43.6 | 43.6 - FLOOR PLANS LEVEL 2 (TABLOID) |
| 43.7 | 43.7 - FLOOR PLANS LEVEL 3 (TABLOID) |
| 43.8 | 43.8 - FLOOR PLANS LEVEL 4 & 5 (TABLOID) |
| 43.9 | 43.9 - FLOOR PLANS - GARAGE - P1 (ARCH D) |
| 43.10 | 43.10 - FLOOR PLANS - GARAGE - P2 (ARCH D) |
| 43.11 | 43.11 - FLOOR PLANS - GARAGE - P1 (TABLOID) |
| 43.12 | 43.12 - FLOOR PLANS - GARAGE - P2 (TABLOID) |
| 44 | 44 - NOT REQUIRED |
| 45 | 45 - NOT REQUIRED |
| 46 | 46 - NOT REQUIRED |
| 47.1 | 47.1 - EXTERIOR LIGHTING SITE PLAN (ARCH D) |
| 47.2 | 47.2 - EXTERIOR LIGHTING SITE PLAN (TABLOID) |
| 48.1 | 48.1 - EXTERIOR LIGHTING PHOTOMETRIC ANALYSIS (ARCH D) |
| 48.2 | 48.2 - EXTERIOR LIGHTING PHOTOMETRIC ANALYSIS (TABLOID) |
| 49.1 | 49.1 - MANUFACTURER CUT SHEET OF ALL PROPOSED LIGHTING (ARCH D) |
| 49.2 | 49.2 - MANUFACTURER CUT SHEET OF ALL PROPOSED LIGHTING (TABLOID) |
| 50 | 50 - NOT REQUIRED |
| 51 | 51 - NOT REQUIRED |
| 52 | 52 - NOT REQUIRED |
| 53 | 53 - DRAINAGE REPORT |
| 54 | 54 - NOT REQUIRED |
| 55 | 55 - FINAL BASIS OF DESIGN REPORT FOR WATER & WASTEWATER |
| 56 | 56 - REFER TO ITEM #55 |
| 57 | 57 - NOT REQUIRED |
| 58 | 58 - NOT REQUIRED |
| 59 | 59 - NOT REQUIRED |

| DRB SHEET INDEX | |
|-----------------|---|
| Sheet Number | Sheet Name |
| 60 | 60 - NOT REQUIRED |
| 61 | 61 - NOT REQUIRED |
| 62 | 62 - NOT REQUIRED |
| 63 | 63 - NOT REQUIRED |
| 64 | 64 - NOT REQUIRED |
| 65 | 65 - NOT REQUIRED |
| 66 | 66 - NOT REQUIRED |
| 67 | 67 - NOT REQUIRED |
| 68 | 68 - NOT REQUIRED |
| 69 | 69 - NOT REQUIRED |
| 70 | 70 - COLOR CARDS OR PAINT COLOR DRAWDOWNS |
| 71.1 | 71.1 EXTERIOR BUILDING COLOR MATERIAL SAMPLE BOARD (LEGAL) |
| 71.2 | 71.2 EXTERIOR BUILDING COLOR MATERIAL SAMPLE BOARD (TABLOID) |
| 71.3 | 71.3 EXTERIOR BUILDING COLOR MATERIAL SAMPLE BOARD (LETTER) |
| 72 | 72 - NOT REQUIRED |
| 73 | 73 - NOT REQUIRED |
| 74 | 74 - NOT REQUIRED |
| 75 | 75 - SUBMIT ALL ITEMS |
| 76 | 76 - NOT REQUIRED |
| 77 | 77 - NOT REQUIRED |
| 78 | 78 - NOT REQUIRED |
| 83.01 | 83.01 - STRUCTURAL - OVERALL THREE - DIMENSIONAL VIEWS |
| 83.02 | 83.02 - STRUCTURAL - FOUNDATION PLAN - LEVEL ONE - SEGMENT A |
| 83.03 | 83.03 - STRUCTURAL FLOOR FRAMING PLAN - LEVEL TWO - SEGMENT A |
| 83.04 | 83.04 - STRUCTURAL FLOOR FRAMING PLAN - LEVEL THREE - SEGMENT A |
| 83.05 | 83.05 - STRUCTURAL FLOOR FRAMING PLAN - LEVEL FOUR - SEGMENT A |
| 83.06 | 83.06 - STRUCTURAL ROOF FRAMING PLAN - SEGMENT A |
| 83.07 | 83.07 - STRUCTURAL ROOF FRAMING PLAN - SEGMENT A |
| 83.08 | 83.08 - STRUCTURAL OVERALL FRAMING ELEVATION - SEGMENT A |

SHEET NUMBERS ARE DIRECTLY RELATED TO THE DRB DEVELOPMENT APPLICATION CHECKLIST; REFER TO SHEET 01 FOR ADDITIONAL INFORMATION

DISCLAIMER - NON-BOMA
THE SQUARE FOOTAGES PROVIDED ARE NOT BOMA SQUARE FOOTAGES. IN PREPARING THESE APPROXIMATE SQUARE FOOTAGE NUMBERS, THE ARCHITECT HAS RELIED ON PROGRAM AND PLAN INFORMATION PROVIDED BY THE PERSPECTIVE OWNER AND/OR PREPARED BY THE ARCHITECT TO DATE, SOME OF WHICH REMAIN SUBJECT TO CHANGE AS THE WORK PROCEEDS. THESE APPROXIMATE SQUARE FOOTAGE NUMBERS AND ANY ASSOCIATED DRAWINGS ARE PROVIDED FOR THE CLIENT'S GENERAL UNDERSTANDING OF THE ALLOCATION OF SPACE IN THE BUILDING. NOTWITHSTANDING ANYTHING HEREIN TO THE CONTRARY, THE ARCHITECT MAKES NO WARRANTY, EXPRESS OR IMPLIED, OF THE COMPLETENESS OR ACCURACY OF THE CALCULATIONS, NOR ACCEPTS LIABILITY FOR THE CLIENT'S USE OF THEM, SPECIFICALLY INCLUDING BUT NOT LIMITED TO THEIR INCLUSION IN OR APPLICATION TO SALE, LEASE OR ANY OTHER CONTRACTUAL AGREEMENTS. USE OF THE SQUARE FOOTAGES IS AT CLIENT'S SOLE RISK.

Centum Scottsdale MOB Core and Shell for CENTUM



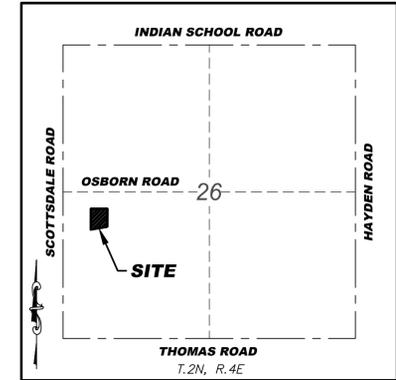
00 - DRB COVER

JOB 20083.0000
DATE 04/15/2020
SHEET

00

ALTA / NSPS LAND TITLE SURVEY CENTUM HEALTH

A PORTION OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 2 NORTH, RANGE 4 EAST
OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA.



VICINITY MAP
N.T.S.

SIG
 SURVEY INNOVATION
 GROUP, INC
Land Surveying Services
 22425 N. 16th ST., SUITE 1
 PHOENIX, ARIZONA 85024
 PHONE (480) 922-0780
 FAX (480) 922-0781
 WWW.SIGSURVEYAZ.COM

**ALTA / NSPS LAND TITLE SURVEY
CENTUM HEALTH
SCOTTSDALE, ARIZONA**

NOTES

THIS SURVEY IS BASED ON COMMITMENT FOR TITLE INSURANCE ISSUED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY NO. 19001981-040-KG-RLC, DATED JANUARY 2, 2020, AMENDMENT NO. 4, AMENDMENT DATE: JANUARY 7, 2020.

THE SURVEYOR'S SCOPE-OF-SERVICES IS LIMITED TO PROVIDING SERVICES IN A MANNER CONSISTENT WITH THE DEGREE OF CARE AND SKILL ORDINARILY EXERCISED BY MEMBERS OF THE SAME PROFESSION CURRENTLY PRACTICING UNDER SIMILAR CONDITIONS. SCHEDULE "B" ITEM DOCUMENTS MAY CONTAIN ENCUMBRANCES WHICH AFFECT THE SUBJECT PROPERTY WHICH THE SURVEYOR IS NOT QUALIFIED TO INTERPRET AND/OR ARE NOT WITHIN THE SURVEYOR'S SCOPE-OF-SERVICES (SEE CERTIFICATION). IT IS RECOMMENDED THAT INTERESTED AND AFFECTED PARTIES OBTAIN COUNSEL FOR INTERPRETATION OF ALL SCHEDULE "B" DOCUMENTS REFERENCED IN THE TITLE REPORT.

THE SURVEYOR HAS RELIED SOLELY ON INFORMATION SUPPLIED TO THE SURVEYOR FROM EITHER THE CLIENT OR THE TITLE COMPANY AND HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER MATTERS THAT MAY AFFECT THE SUBJECT PROPERTY.

PURSUANT TO TABLE "A" ITEM 6, THE SURVEYOR HAS SHOWN THE ZONING CLASSIFICATION AS SET FORTH BY THE LOCAL AGENCY OF JURISDICTION AND OR IDENTIFIED IN A ZONING REPORT OR LETTER AS PROVIDED TO THE SURVEYOR BY THE CLIENT OR CLIENT'S REPRESENTATIVE AS NOTED ON THIS SURVEY.

PURSUANT TO TABLE "A" ITEM 7, THE BUILDING LINES AND DIMENSIONS SHOWN DEPICT THE EXTERIOR BUILDING FOOTPRINT AT GROUND OR NEAR GROUND LEVEL BASED ON FIELD MEASUREMENTS. THIS INFORMATION IS INTENDED TO DEPICT THE GENERAL CONFIGURATION OF THE BUILDING AT GROUND LEVEL AND MAY OR MAY NOT BE THE BUILDING FOUNDATION. THE BUILDING AREA SHOWN IS BASED ON THE EXTERIOR BUILDING FOOTPRINT AND IS NOT INTENDED TO REFLECT THE INTERIOR OR LEASE AREA.

PURSUANT TO TABLE A, ITEM 11, UNDERGROUND UTILITY INFORMATION SHOWN IS FROM PLANS AND/OR FIELD MARKINGS OF UTILITIES. IN ADDITION, MAPS AND MARKINGS FROM JURISDICTIONS, 811 OR OTHER SIMILAR UTILITY LOCATING COMPANIES MAY BE INCORRECT OR INCOMPLETE. HOWEVER, WITHOUT EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EXCAVATION AND/OR A PRIVATE UTILITY LOCATING COMPANY MAY BE NECESSARY.

PURSUANT TO TABLE "A" ITEM 16, THE SURVEYOR DID NOT OBSERVE RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK.

PURSUANT TO TABLE "A" ITEM 17, THE SURVEYOR HAS NOT BEEN INFORMED OF ANY CHANGES IN THE PROPOSED RIGHTS OF WAY. ADDITIONALLY, ANY CHANGES IN RIGHTS OF WAY, WHICH HAVE ALREADY OCCURRED, SHOULD BE VERIFIED BY ADDITIONAL TITLE SEARCH. THE SURVEYOR HAS NOT OBSERVED ANY RECENT STREET OR SIDEWALK CONSTRUCTION IN THE PROCESS OF CONDUCTING THE FIELDWORK.

PURSUANT TO TABLE "A" ITEM 18, THE SURVEYOR HAS NOT OBSERVED MARKERS DELINEATING WETLAND AREAS ON THE SUBJECT PROPERTY.

REFERENCE DOCUMENTS

CONDOMINIUM PLAT FOR SCOTTSDALE MEDICAL PAVILION PER BOOK 1038 OF MAPS, PAGE 10, M.C.R.

SCHEDULE 'B' ITEMS

1. TAXES AND ASSESSMENTS FOR THE YEAR 2020 AND SUBSEQUENT YEARS, A LIEN, NOT YET DUE AND PAYABLE.
2. ANY OUTSTANDING LIABILITIES AND OBLIGATIONS, INCLUDING UNPAID ASSESSMENTS, IMPOSED UPON SAID LAND BY REASON OF: (A) INCLUSION THEREOF WITHIN THE BOUNDARIES OF THE SALT RIVER PROJECT AGRICULTURAL IMPROVEMENT AND POWER DISTRICT; (B) MEMBERSHIP OF THE OWNER THEREOF IN THE SALT RIVER VALLEY WATER USERS' ASSOCIATION, AN ARIZONA CORPORATION AND (C) THE TERMS OF ANY WATER RIGHT APPLICATION MADE UNDER THE RECLAMATION LAWS OF THE UNITED STATES FOR THE PURPOSES OF OBTAINING WATER RIGHTS FOR SAID LAND.
3. RESERVATIONS CONTAINED IN THE PATENT FROM: THE UNITED STATES OF AMERICA RECORDING DATE: JANUARY 26, 1891 RECORDING NO: BOOK 25 OF DEEDS, PAGE 553 WHICH AMONG OTHER THINGS RECITES AS FOLLOWS: SUBJECT TO ANY VESTED AND ACCRUED WATER RIGHTS FOR MINING, AGRICULTURAL, MANUFACTURING, OR OTHER PURPOSES AND RIGHTS TO DITCHES AND RESERVOIRS USED IN CONNECTION WITH SUCH WATER RIGHTS, AS MAY BE RECOGNIZED AND ACKNOWLEDGED BY LOCAL CUSTOMS, LAWS AND DECISIONS OF THE COURTS; AND ALSO SUBJECT TO THE RIGHT OF THE PROPRIETOR OF A VEIN OR LODE TO EXTRACT AND REMOVE HIS ORE THEREFROM SHOULD THE SAME BE FOUND TO PENETRATE OR INTERSECT THE PREMISES HEREBY GRANTED, AS PROVIDED BY LAW.
"BLANKET IN NATURE"
4. WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT DISCLOSED BY THE PUBLIC RECORDS.
5. INTENTIONALLY OMITTED.
6. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT: PURPOSE: UNDERGROUND UTILITIES
 (6) RECORDING DATE: AUGUST 21, 1974
 RECORDING NO: DOCKET 10794, PAGE 751
"AS SHOWN"
7. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT: PURPOSE: ELECTRIC LINES
 (7) RECORDING DATE: SEPTEMBER 13, 1975
 RECORDING NO: DOCKET 10828, PAGE 147
"AS SHOWN"
8. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT: PURPOSE: UNDERGROUND ELECTRIC LINES RECORDING DATE: AUGUST 10, 1994
 (8) RECORDING NO: 94-0601197
"AS SHOWN"
9. EASEMENT(S) FOR THE PURPOSE(S) SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT: PURPOSE: UNDERGROUND PUBLIC UTILITIES
 (9) RECORDING DATE: NOVEMBER 09, 2000
 RECORDING NO: 2000-0863297
"AS SHOWN"
10. EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS AS SET FORTH ON THE PLAT FOR CONDOMINIUM PLAT FOR SCOTTSDALE MEDICAL PAVILION RECORDED IN BOOK 1038 OF MAPS, PAGE 10 AND THEREAFTER AFFIDAVIT OF CORRECTION RECORDED DECEMBER 16, 2009 IN RECORDING NO. 20091150739.
 (10) **"AS SHOWN"**
11. COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS BUT OMITTING ANY COVENANTS OR RESTRICTIONS, IF ANY, INCLUDING BUT NOT LIMITED TO THOSE BASED UPON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, HANDICAP, NATIONAL ORIGIN, ANCESTRY, SOURCE OF INCOME, GENDER, GENDER IDENTITY, GENDER EXPRESSION, MEDICAL CONDITION OR GENETIC INFORMATION, AS SET FORTH IN APPLICABLE STATE OR FEDERAL LAWS, EXCEPT TO THE EXTENT THAT SAID COVENANT OR RESTRICTION IS PERMITTED BY APPLICABLE LAW, AS SET FORTH IN THE DOCUMENT
 RECORDING DATE: DECEMBER 10, 2009
 RECORDING NO: 2009-1132198
"BLANKET IN NATURE"
12. RIGHTS AND CLAIMS OF TENANTS IN POSSESSIONS, AS TENANTS ONLY, UNDER PRIOR UNRECORDED LEASES DISCLOSED BY THE ATTACHED RENT ROLL.
13. MATTERS WHICH MAY BE DISCLOSED BY AN INSPECTION OF SAID LAND THAT IS SATISFACTORY TO THE COMPANY, AND/OR BY INQUIRY OF THE PARTIES IN POSSESSION THEREOF.

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED SCOTTSDALE, IN THE COUNTY OF MARICOPA, STATE OF ARIZONA, AND IS DESCRIBED AS FOLLOWS:

UNITS 100, 110, 130, 135, 140, 150, 160, 170, 180, 190, 200, 205, 208, 220, 225, 230, 240, 245, 250, 260, 300, 305, 310, 320, 330, 335, 340, 350, 400, 410, 420, 430 AND 440, SCOTTSDALE MEDICAL PAVILION CONDOMINIUM, A CONDOMINIUM AS CREATED BY THE DECLARATION OF CONDOMINIUM RECORDED IN RECORDING NO. 2009-1132198 AND SHOWN ON THE PLAT RECORDED IN BOOK 1038 OF MAPS, PAGE 10 AND AFFIDAVIT OF CORRECTION RECORDED DECEMBER 16, 2009 RECORDED IN RECORDING NO. 20091150739, RECORDS OF MARICOPA COUNTY, ARIZONA;

TOGETHER WITH ALL COMMON ELEMENTS AS SET FORTH IN SAID DECLARATION AND AS DESIGNATED ON SAID PLAT.

AREA

SUBJECT PROPERTY CONTAINS 103,930 SQUARE FEET OR 2.386 ACRES, MORE OR LESS.

ADDRESS

7331 E. OSBORN ROAD
SCOTTSDALE, ARIZONA 85251

PARKING

COVERED 112
REGULAR 61
HANDICAP 7

BASIS OF BEARING

THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION ___ AS SHOWN IN BOOK ___ PAGE ___ MARICOPA COUNTY RECORDS. SAID LINE BEARS SOUTH ___ DEGREES ___ MINUTES ___ SECONDS WEST.

ZONING

ZONE: C-3
ZONING INFORMATION OBTAINED FROM MARICOPA COUNTY ASSESSORS WEBSITE.

*PER 2016 ALTA MINIMUM STANDARD DETAIL REQUIREMENTS: CURRENT ZONING CLASSIFICATION, BUILDING SETBACK REQUIREMENTS AND HEIGHT AND FLOOR SPACE AREA RESTRICTIONS ARE TO BE PROVIDED TO THE SURVEYOR BY THE INSURER. THE CLASSIFICATION, REQUIREMENTS AND RESTRICTIONS HAVE NOT BEEN PROVIDED AT THE TIME OF THIS SURVEY. THE ZONING CLASSIFICATIONS SHOWN ARE FOR REFERENCE.

FLOOD ZONE

ACCORDING TO THE FLOOD INSURANCE RATE MAP #04013C_____, DATED _____, THIS PROPERTY IS LOCATED IN FLOOD ZONE "X". AREAS OF 0.2% ANNUAL CHANCE FLOOD; AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD.

CERTIFICATION

TO: CHP SCOTTSDALE MEDICAL PAVILION LLC, AN ARIZONA LIMITED LIABILITY COMPANY
ARIZONA BANK & TRUST
KAMF SCOTTSDALE, LLC, AN ARIZONA LIMITED LIABILITY COMPANY
COMMONWEALTH LAND TITLE INSURANCE COMPANY

THIS IS TO CERTIFY THAT THIS MAP AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 6(a), 7(a)(b)(c), 8, 9, 11, 13, 16, 17, 18 AND 20 OF TABLE A THEREOF.

FIELD WORK WAS COMPLETED MARCH, 2020

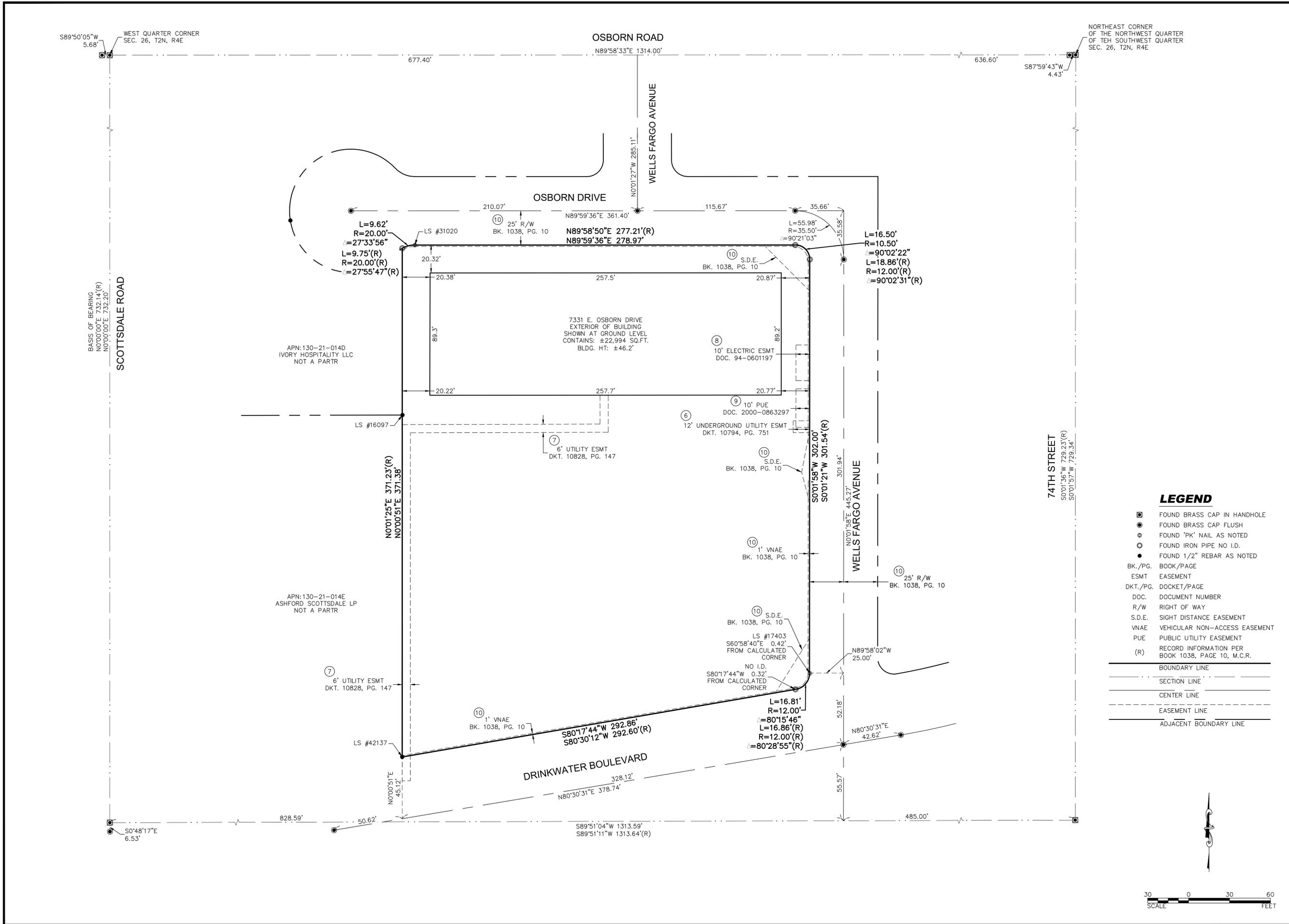
ANTHONY SLATER
22425 N. 16TH STREET, SUITE 1
PHOENIX, ARIZONA 85024
PHONE: 480-922-0780
TONYS@SIGSURVEYAZ.COM



REVISIONS:

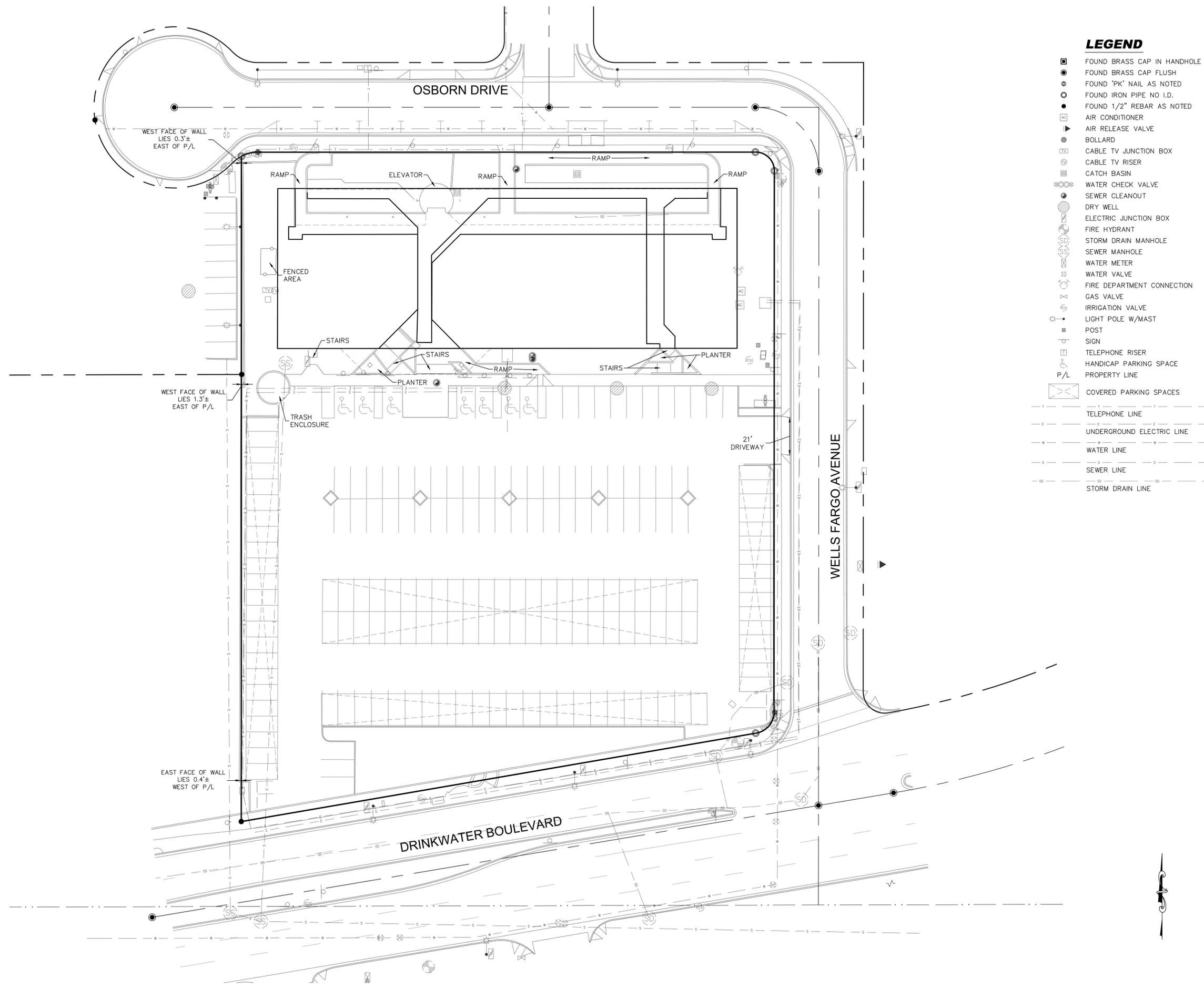
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| |
| |

DRAWING NAME: ALTA
JOB NO. P5346
DRAWN: TS
CHECKED: ELS
DATE: 03/25/2020
SCALE: N.T.S.
SHEET: 1 OF 3



**ALTA / NSPS LAND TITLE SURVEY
CENTUM HEALTH
SCOTTSDALE, ARIZONA**





- LEGEND**
- FOUND BRASS CAP IN HANDHOLE
 - FOUND BRASS CAP FLUSH
 - FOUND 'PK' NAIL AS NOTED
 - FOUND IRON PIPE NO I.D.
 - FOUND 1/2" REBAR AS NOTED
 - AIR CONDITIONER
 - ▲ AIR RELEASE VALVE
 - BOLLARD
 - CABLE TV JUNCTION BOX
 - CABLE TV RISER
 - CATCH BASIN
 - WATER CHECK VALVE
 - SEWER CLEANOUT
 - DRY WELL
 - ELECTRIC JUNCTION BOX
 - FIRE HYDRANT
 - STORM DRAIN MANHOLE
 - SEWER MANHOLE
 - WATER METER
 - WATER VALVE
 - FIRE DEPARTMENT CONNECTION
 - GAS VALVE
 - IRRIGATION VALVE
 - LIGHT POLE W/MAST
 - POST
 - SIGN
 - TELEPHONE RISER
 - HANDICAP PARKING SPACE
 - PROPERTY LINE
 - COVERED PARKING SPACES
 - TELEPHONE LINE
 - UNDERGROUND ELECTRIC LINE
 - WATER LINE
 - SEWER LINE
 - STORM DRAIN LINE

22425 N. 16th ST., SUITE 1
 PHOENIX, ARIZONA 85024
 PHONE (480) 922-0780
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 WWW.SIGSURVEYAZ.COM

SIG
 SURVEY INNOVATION
 GROUP, INC
 Land Surveying Services

**ALTA / NSPS LAND TITLE SURVEY
 CENTUM HEALTH
 SCOTTSDALE, ARIZONA**



REVISIONS:

| | |
|--|--|
| | |
| | |
| | |

DRAWING NAME: ALTA
 JOB NO. P5346
 DRAWN: TS
 CHECKED: ELS
 DATE: 03/25/2020
 SCALE: 1"=25'
 SHEET: 3 OF 3